



DRAFT
APRIL 2022

CONTENT



01	ACKNOWLEDGMENTS & EXECUTIVE SUMMARY	04
-----------	-------------------------------------	----



02	SITE CONTEXT	13
-----------	--------------	----



03	PLANNING PROCESS & COMMUNITY ENGAGEMENT	25
-----------	---	----



04	MASTER PLAN	37
-----------	-------------	----



05	REFERENCES	58
-----------	------------	----



A	APPENDIX	63
----------	----------	----

ACKNOWLEDGMENTS

BOARD OF TRUSTEES

Members as of Adoption

- Duff Lacy, Mayor
- Libby Fay, Mayor Pro Tem
- Norm Nyberg, Trustee
- Devin Rowe, Trustee
- Cindie Swisher, Trustee
- Gina Lucrezi, Trustee
- David Volpe, Trustee

PLANNING AND ZONING COMMISSION

Members as of Adoption

- Preston Larimer, Chair
- Lynn Schultz-Writsel, Vice Chair
- Tony LaGreca
- Craig Brown
- Thomas Dumas

BUENA VISTA COMMUNITY

Special thanks to the community members, residents, and land owners who helped shape the vision for the Rodeo Grounds

CHICAGO RANCH

Special thanks to Joyce Sailor and the Sailor Family

STAKEHOLDERS

BUENA VISTA RODEO GROUNDS
ADVISORY BOARD

- Jan Johnson
- Gary Crowder
- Mary Harbenger

BUENA VISTA RECREATION ADVISORY BOARD

- Rick Bieterman

BUENA VISTA TRAILS ADVISORY BOARD

- Kelly Collins

BUENA VISTA SPORTSMAN’S CLUB

- Jerry Steinauer

BUENA VISTA RC AIRSTRIP CLUB

- Kurt Miller
- Scott McGinn

BUENA VISTA RECREATION DEPARTMENT

- Earl Richmond
- Shane Basford
- Tucker Wildeson

BUENA VISTA PARKS DEPARTMENT

- Ryan Harper

BUENA VISTA PUBLIC WORKS DEPARTMENT

- Shawn Williams

CENTRAL COLORADO UAS

- Taylor Albrecht
- Honora Roberts
- Dennis Heap

CHAFFEE COUNTY BOARD OF
COUNTY COMMISSIONERS

- Keith Baker

COLORADO PARKS & WILDLIFE

- Kevin Madler

BUREAU OF LAND MANAGEMENT

- Linda Skinner

ADJACENT PROPERTY OWNERS

ACKNOWLEDGMENTS

Joseph Teipel - Town Planning Director

Phillip Puckett - Town Administrator

Earl Richmond - Recreation
Special Projects Manager

Joel Benson - Town Special Projects Director



Chris Lieber - Principal, Owner

Bryn Iten - Landscape Architect

Annie MacMillan - Planner

Jordan Smith - Landscape Designer



Triview Metropolitan District

Jim McGrady - District Manager



Dan Maynard - Ecologist

DRAFT

EXECUTIVE SUMMARY

INTRODUCTION

In 2020, Triview Metropolitan District (TMD) purchased approximately 300 acres of land and its associated water rights from Joyce Sailor. This 300 acre parcel is directly south of Town of Buena Vista (Town) Rodeo Grounds. It is known locally as Chicago Ranch and has a rich ranching history with the Sailor family who have been dedicated stewards of the land for many years. TMD engaged the Project Team to work with the Town and community to develop a Master Plan (Plan) for the Rodeo Grounds and Chicago Ranch.

The Project Team and TMD understand the community's desire to develop the Rodeo Grounds as an iconic, resilient and sustainable resource. This Plan is an opportunity to enhance one of the community's assets creating a healthier and ecologically rich environment for people and wildlife. Developing a master plan for the Chicago Ranch and Rodeo Grounds crafted by and for the Buena Vista (BV) Community is critical to successful implementation.

The Plan creates a unifying vision for improving the natural qualities and recreation opportunities associated with the Town. The Plan synthesizes past technical studies and other planning efforts in a creative process to develop an exciting unified vision for the TMD Parcels and Rodeo Grounds. Key Tasks in the development and adoption of the Plan are:

TASK 1: Project Kick-Off, Interviews, Research and Analysis

TASK 2: Creating the Vision and Finding Consensus

TASK 3: Refine & Share Project Master Plan

SITE CONTEXT

The two parcels (630 acres) are located in the southwest corner of Buena Vista. A summary of current site uses and conditions follows. Site Context is further explored in Chapter 2.

CURRENT SITE USES

The Rodeo Grounds parcel is host to diverse activities. Special events occur throughout the year such as the Gem and Mineral show and 4th of July celebration. Hikers, dog walkers, cyclists, equestrians, remote control airplane operators, drone operators and marksmen all regularly enjoy

use of the site. Chicago Ranch is currently irrigated for livestock.

CURRENT CONDITIONS

On the Rodeo Grounds, native vegetation is predominant with only a few concentrations of weeds. The Rodeo Grounds experience light traffic and use outside of special events which draw large crowds. Livestock and agriculture occur on the Chicago Ranch parcel. The wildlife habitat is moderate-to-good quality for some higher elevation grassland and riparian birds, mammals, reptiles, and possibly amphibians.

THE PLANNING PROCESS

Chapter 3 outlines the overall planning process including community engagement and outreach. The robust planning process included conversations with stakeholders, in field analysis, public meetings, and public surveys.

STAKEHOLDER GROUPS

The Project and Leadership Teams recognize the following local, state and federal agencies and stakeholders for their significant commitment of time and energy towards this effort. The success of this Plan is a result of this commitment.

- Buena Vista Rodeo Grounds Advisory Board
- Buena Vista Recreation Advisory Board
- Buena Vista Trails Advisory Board
- Buena Vista Planning and Zoning Commission
- Buena Vista Sportsman's Club
- Buena Vista RC Airstrip Club
- Buena Vista Recreation Department
- Buena Vista Parks Departments
- Central Colorado UAS
- Chaffee County Board of County Commissioners
- Colorado Parks & Wildlife
- Adjacent Land Owners

THE MASTER PLAN

This Plan is the guiding document for the Chicago Ranch and Buena Vista Rodeo Grounds. It sets the vision created by TMD, the Town and Community for the next 20 years. The Plan provides short term (1-5 year) and long term (5-20 year) recommendations for the site. The Plan recommendations prioritize improvements, guiding implementation and the future of the site. This Plan is not intended to serve as a construction document. Full scale planning efforts will determine the exact location and design for facilities and uses.

BUENA VISTA COMPREHENSIVE PLAN AND VISION

The Master Plan is consistent with and supports existing community planning efforts. The Project Team reviewed ten documents (list on page 61) that establish context for the planning process. The Leadership and Project Teams acknowledge the good work of these planning efforts and builds upon them to create a consistent community vision for the Plan.

This Plan directly supports the Town Vision Statement, as well as the goals and objectives for Parks, Recreation, Trails and Open Space as defined in the Comprehensive Plan.

The Collective Vision Statement states:

The town we envision has a defined sense of place as expressed in its history and architecture.....We desire a community where urban, rural and agricultural land uses can coexist in a well-planned pattern. Land use decisions are made with thoughtfulness toward long-term vitality and sustainability. Planning and decision-making opportunities account for various factors in the community.

The 2015 Comprehensive Plan states:

Cultural sites, such as the Rodeo Grounds and Turner Farm, are very important to the community. Residents have conflicting opinions when discussing development at the Rodeo Grounds. Thoughtful consideration and consensus building will be crucial when determining whether to improve and expand upon the recreational activities of the Rodeo Grounds, or to preserve the existing largely passive open space. At this time, the community appears to agree that the main emphasis should be on maintaining existing facilities.

IMPLEMENTATION

This Plan will be used by Town staff, TMD, and policy makers to aid in decisions related to improvements and maintenance of the Rodeo Grounds and Chicago Ranch for the next 20 years.

ADOPTION

Adoption of the Plan is vested with the Board of Trustees upon receipt of recommendations from the Trails Advisory Board, Recreation Advisory Board, Planning and Zoning Commission, stakeholders, the community and Town Staff. This Plan was presented to the Board of Trustees on April 26, 2022 and adopted on _____.

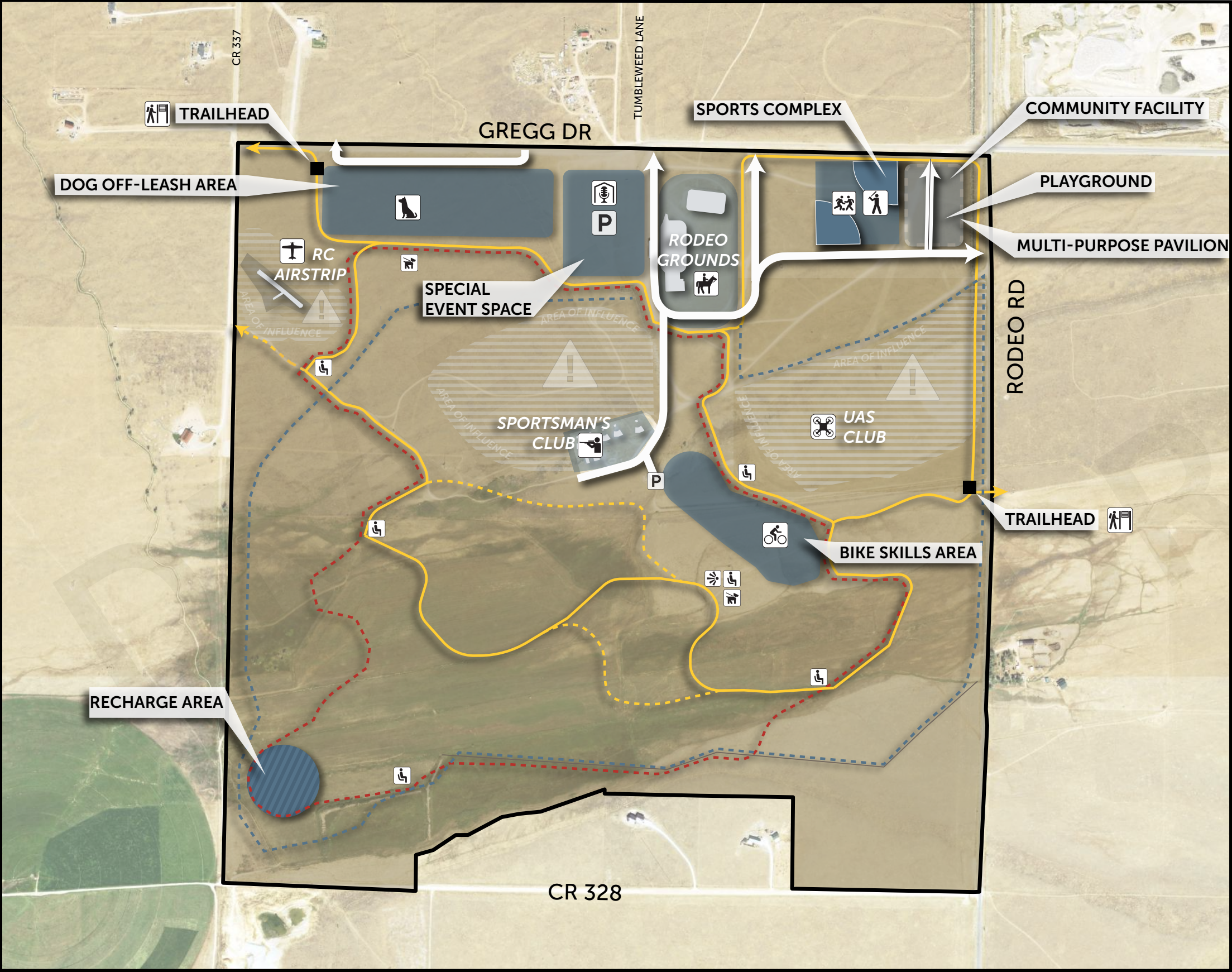
TRIVIEW METROPOLITAN DISTRICT

Triview Metropolitan District (TMD) was formed in 1985, in Monument, Colorado, just north of Colorado Springs. TMD provides water, wastewater and stormwater services, along with maintenance of community assets such as the roads, parks and open spaces. TMD strives to enhance the value of more than 1,800 homes and 60 commercial customers. TMD owns, operates and maintains 10 Denver Basin wells, two water tanks, 25 miles of water and sewer pipelines, and irrigation systems for parks and open space. TMD currently purchases water from 3 regions, the Upper Arkansas, the Lower Arkansas, and Fountain Creek. This water is stored in 3 reservoirs: the Big Johnson, Stonewall Springs, and Pueblo Reservoir. Two important components of TMD's relationship to the Town of Buena Vista are water and annexation. These issues are separately addressed, and run independently from the master planning process.

N.E.S. INC.

N.E.S. Inc. (NES) is a professional services corporation based in Colorado Springs that provides land planning, landscape architectural design, and urban design services. For over 40 years, NES has successfully been a part of the growth and design of the Pikes Peak Region and continually emphasizes the values of a community-based practice. In 2021, TMD approached NES to spearhead the public engagement and master planning process. NES has guided the Town staff and residents through the Master Planning process to deliver a long range vision for Chicago Ranch and Buena Vista Rodeo Grounds.

BUENA VISTA RODEO GROUNDS & CHICAGO RANCH MASTER PLAN



- Proposed Parking
- Proposed Scenic Viewpoint
- Proposed Special Event Space
- Proposed Bench
- Proposed Trailhead
- Proposed Bike Skills Area
- Proposed Off-Leash Area
- Proposed On-Leash Use
- Proposed Sports Complex

- Open Space
- Area of Influence
- Proposed New Uses
- Site Boundary
- Proposed Vehicular Route
- Pipeline Location

- Proposed Trail Network
- 4 Miles of Paved Trails
 - Soft Surface Trails
 - 3.1 (5K) Mile Soft Surface Loop
 - Natural Surface Loop



DRAFT

**SITE
CONTEXT**

SITE CONTEXT

SITE LOCATION

The site is located in the southwest corner of the Town of Buena Vista. The two parcels combine for approximately 630 acres. The site is bounded to the north by Gregg Drive, to the east by Rodeo Road, to the south by CR 328 and to the west by CR 337. The Rodeo Grounds parcel is currently within Town of Buena Vista limits, while the Chicago Ranch parcel is in Chaffee County. The Chicago Ranch parcel is anticipated to be annexed into the Town of Buena Vista.

HISTORICAL CONTEXT

The first known use on the site was Head Lettuce Day, now formally known as the Collegiate Peaks Stampede Rodeo. The Rodeo celebrated its 100th year in 2021. The parcel to the south of the Rodeo Grounds was known as Chicago Ranch.

LAND OWNERSHIP

The Rodeo Grounds parcel is currently owned by the Town of Buena Vista. The south parcel, known

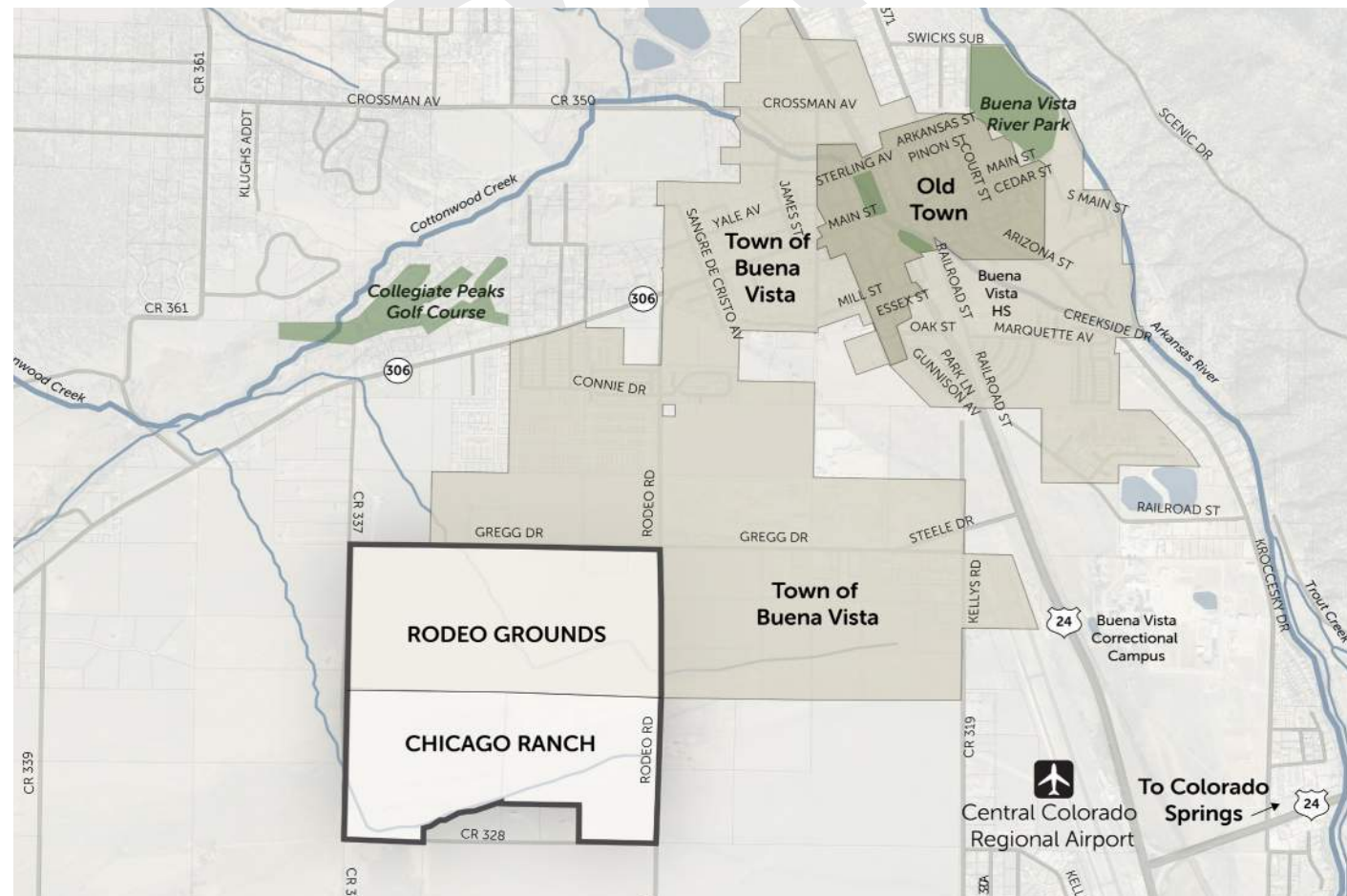
as Chicago Ranch, is owned by Triview Metropolitan District.

The site is surrounded by industrial and low density residential. There is an event venue due west of the site, and various ranches to the west, south, east, and north.

PHYSICAL RESOURCES

The site is generally flat, with less than 60 feet elevation change on site. Gradual slopes of 1-9% are prominent on site. The most prominent soils on site include Dominson gravelly sandy loam, 1 to 9 percent slopes on the Rodeo Grounds parcel, and Gas Creek gravelly sandy loam, 1 to 3 percent slopes on the Chicago Ranch Parcel.

Utilities are not available on site. There is one small untreated well, adjacent to the grandstands. Sound systems, portalets, lights, and other equipment is brought in for special events.



SITE CONTEXT

VEGETATION

The Project Site is located in the Grassland Parks Level IV ecoregion, a part of the Southern Rockies Level II ecoregion. Vegetation on site reflects the character of this ecoregion. The Rodeo Grounds is characterized by populations of Arizona fescue, Idaho fescue, mountain muhly, blue grama, buffalograss, squirreltail, needle-and-thread, Junegrass, and fringed sage. Chicago Ranch is characterized by similar mix of native with introduced species of Smooth Brome, Timothy and Redtop Bentgrass consistent with historic use as irrigated pasture. Diversity over the Master Plan site is generally strong for this ecoregion, and the structure of vegetation well developed.

Concentrations of weeds are present in only a few areas on the Rodeo Grounds. The main concentration of weeds was a patch of Russian Thistle at the top of a small hill above Johnson Ditch, about 500 feet east of the shooting range. This concentration is only approximately one-half acre.

The current irrigated pastureland of Chicago Ranch is vegetated with native and non-native grass species for grazing and haying operations. By comparison vegetation on the Rodeo Grounds is predominantly native grass species within the character of naturally occurring Dryland Grassland.



These corridors of willows and cottonwoods could be preserved to provide a natural amenity to users of the site.

SOILS

Soil suitability is an important consideration when planning for recreational uses and designing facilities. The vast majority of the Rodeo Grounds parcel is comprised of the Dominson gravelly sandy loam soil series, typical of grasslands formed in dry mountain outwashes. The majority of the southern site (Chicago Ranch) is comprised of the Gas Creek gravelly sandy loam series which forms in somewhat more mesic mountain meadows. In terms of their suitability for recreational development, the Dominson series is only somewhat limited for recreational uses, including the development of camping facilities, construction of soft surface trails, picnic areas, small recreational buildings, fencing, and other uses. The Gas Creek series, which is generally wetter than the Dominson series, is more limited in terms of the above recreational uses and may require more extensive maintenance and soil reclamation efforts depending on the use types.



View of one of several ditches on the site used for agriculture, showing typical grassland vegetation and gravelly soils. Identified on maps as Johnson Ditch, this was the largest of several on the site and was completely dry at the time of the site visit.

SITE CONTEXT

WILDLIFE

The site provides moderate habitat for some higher elevation grassland wildlife, including birds, mammals, reptiles, and possibly amphibians.

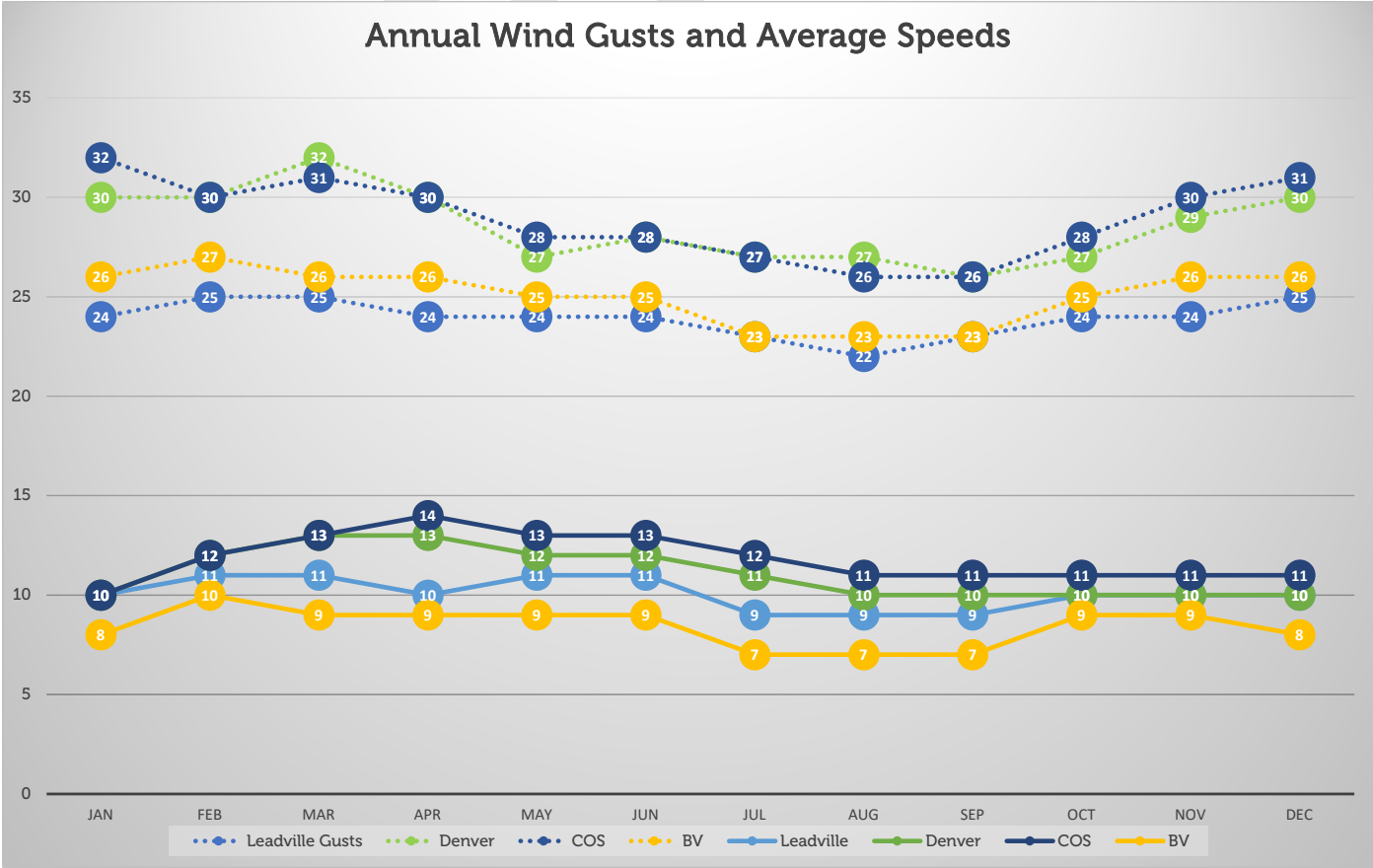
The Project area provides some habitat for mammals including rodents, deer, and carnivores. Mammals were not observed during the site reconnaissance, but a few species are expected to occur, including coyote and mule deer. Evidence of fossorial mammals was minimal, but a few eskers were observed, presumably of pocket gophers. The area is suitable year-round range for mule deer, pronghorn, and elk and is listed as winter range for all three, and a winter concentration area for elk. The site also has potential to provide foraging and breeding habitat for predators such as coyote, red fox, and gray fox; there is little suitable habitat for moose or black bear).

The established activities at the site, including the Rodeo Grounds, trap range, dog park, and other uses generally limit the presence of big game on the site itself.

WEATHER

Buena Vista temperatures are generally mild. Summers are warm and dry, while winters are cold and snowy. Average temperatures in the winter months fluctuate from 20 to 40, while the summer months daily averages range between 50 and 65. High winds on site were reported by current site users.

Wind speed studies were measured both with on-site analysis and historical data. For comparison, average wind speeds and gusts were analyzed for four airports around Colorado: the Leadville Airport, the Denver International Airport, the Colorado Springs Airport, and the Buena Vista Airport. Wind gusts are reportedly higher in Colorado Springs and Denver. The analysis reveals Buena Vista Airport recorded average wind speeds are less intense than average wind speeds recorded at the other airports in 2021. Seasonal gusts occur on site, and were considered in the planning process.



SPECIAL EVENTS

COLLEGIATE PEAKS STAMPEDE RODEO



Head Lettuce Day Parade down Main Street

The Rodeo takes place annually during the second weekend in June. Dating back to 1922, the Collegiate Peaks Stampede Rodeo has been a major event in Buena Vista.

The Rodeo originated as the Head Lettuce Day, first held on September 4, 1922. In 1940, the rodeo became so large it needed to expand seating and facilities. Buena Vista applied for a Works Progress Administration grant, which funded many outdoor recreation projects in Colorado during the Great Depression. This grant allowed for construction of the rodeo complex, featuring the half mile track, rodeo arena, and the grandstand. In 1993, updates to the grandstands were completed with help from the Buena Vista Lions Club, American Legion, and the Buena Vista Correctional facility. In 2016, the



2017 Rodeo

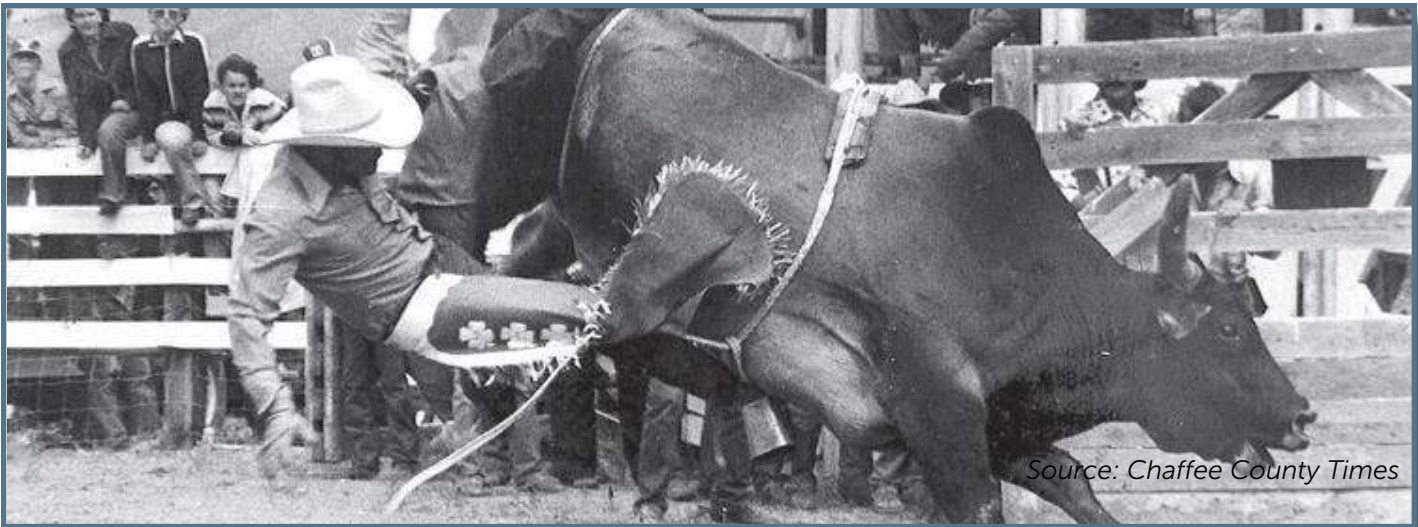
Rodeo Grounds was officially added to the National Register of Historic Places.

The rodeo is currently a Colorado Pro Rodeo sanctioned event, and desires to become part of the Professional Rodeo Cowboys Association.

Today, the event attracts nearly 2,000 spectators. The surrounding fields are utilized for camping during the event.

Rodeo Events Include:

- Bareback Riding
- Mutton Bustin'
- Steer Wrestling
- Calf Scramble
- The Down Roping
- Breakaway Roping
- Saddle Bronc
- Junior Bull Riding
- Mixed Team Roping
- Open Team Roping
- Ladies Barrel Race
- Bull Riding



A bull riding competition at the Buena Vista rodeo in the 1960s

SPECIAL EVENTS

FOURTH OF JULY



Fourth of July Fireworks at the Rodeo Grounds

The Town’s Fourth of July Festivities wrap up at the Rodeo Grounds with a firework display at dusk. This firework display draws more visitors than any other current event on site. Between 3,000 and 4,000 total spectators attend annually. The show is put on by American Legion Post 55, on the highest ground on site, in the south portion of the Rodeo Grounds parcel, in between the shooting range and UAS Drone Park. The majority of spectators congregate in the area just east of the Grandstands.

BRONCO SUPER CELEBRATION WEST

The Bronco Nation Super Celebration West is a production of Bronco Driver Magazine and is a chance to put Broncos to the test. In 2021, the event drew 250 people, and expects more than 500 attendees in 2022. The annual event includes guided trail rides, family activities, the BroncOlympics, and much more. The event is held annually each fall at the Rodeo Grounds, utilizing the arena for the events and surrounding areas for camping.



GEM AND MINERAL SHOW



Annual Gem and Mineral Show

The Buena Vista Contin-Tail Rock, Gem & Mineral Show has been running annually for over 30 years. Each August, over 100 gem, mineral, fossil, and rock dealers gather together to share their wares with the public. The show is free and held annually on the 2nd week of August. This event is Colorado’s largest outdoor mineral show, and has dealers from around the country and even the world. Between 800 and 1,500 individuals attend per day. Vendors set up in a large field west of the grandstands, and utilize the surrounding area for camping.

SPECIAL EVENTS ARE VERY IMPORTANT TO THE LOCAL COMMUNITY. EVENTS REQUIRE A SPECIAL EVENT PERMIT IF THE EVENT MEETS ONE OR MORE OF THE FOLLOWING CRITERIA:

- 200 OR MORE PEOPLE WILL ATTEND;
- ALCOHOL WILL BE SERVED;
- ONE OR MORE STREETS WILL NEED TO BE CLOSED;
- THE EVENT WILL UTILIZE AMPLIFIED SOUND;
- MULTIPLE VENDORS WILL BE IN ATTENDANCE;
- CAMPING WILL BE INVOLVED; OR
- THE EVENT MIGHT BE DEEMED A SAFETY HAZARD BY THE TOWN ADMINISTRATOR.

CURRENT USERS

RC AIRSTRIP



RC Airstrip group currently utilizes a runway near the northwest corner of the Rodeo Grounds parcel. The aircraft fly over both the site and surrounding areas.



RC Aircraft Runway

The Remote Control (RC) Airstrip Club has one airstrip on the western side of the Rodeo Grounds site. The airstrip is oriented Northwest, southeast. Aircraft generally take off to the northwest due to the sun. The RC Airstrip Club and Central Colorado Unmanned Aerial Systems (CCUAS) share frequencies, and must be separated geographically from one another.

Many years ago, the Town partnered with the RC Airstrip Club to install an asphalt runway.

The club is generally self-funded, and uses funds to maintain the runway. Approximately 10-12 individuals may gather at the same time. Individuals fly year-round, dependent on the weather. The airstrip is utilized more on weekdays than weekends. Ideal flying conditions are when the wind speeds are below 5 miles per hour, often limiting use to mornings between 6 and 10 am. Fliers come from as far as Fairplay and Silverthorne to use the airstrip.

The RC Airstrip club operates both battery and gas operated aircraft. Types of flying include line of sight, first person vision, dog fighting, aerial combat, laser receiver, and gliders. This location works well for the group as they typically fly northwest due to the location of the sun. It is important to the RC Airstrip Club to maintain a safe runway and clear space for landing



CURRENT USERS

CENTRAL COLORADO UAS



CCUAS began in 2017, and has occupied space at the Rodeo Grounds since 2020. CCUAS maintains a state-of-the-art Drone Training Park, allowing professional and amateur pilots to fly safely and legally. The Drone Training Park includes: a flight deck, qualification course, obstacle course, and race zone. CCUAS recognizes the increasing popularity of the technology, and its applications across many fields such as forest-fighting, ranching, and law enforcement. The group hosts events regularly, including monthly meetings, field trips, and the UAS Roundup conference. In response to community interest and growth of the CCUAS, plans are in place for future phased improvements



and expansion of Drone Training Park with the goal of becoming a world-class training facility. Plans for the park include potential development of a building that will host classes, social events and focused training events. The group's education initiative has helped with grants to area high schools. The Drone Training Park provides a safe place for students to obtain and enhance their flying skills broadening future career opportunities. The Drone Training Park is an integral part of CCUAS's initiatives to promote the use of unmanned technology in the Valley and beyond. Initiatives include the education initiative along with creation of a flying corridor for research.



CCUAS currently has equipment on approximately 5.5 acres of land located on the eastern side of Rodeo Grounds parcel, near Rodeo Dr. Approximately 33 acres are used for flying.

THE CENTRAL COLORADO UAS CLUB'S MISSION IS TO PROMOTE SAFETY THROUGH EDUCATION AND A POSITIVE ATMOSPHERE FOR PILOTS OF ALL AGES TO EXCHANGE INFORMATION AND IDEAS THUS IMPROVING UAS PROFICIENCY. WE DO THIS THROUGH MEETINGS, EDUCATIONAL SEMINARS AND COMMUNITY OUTREACH EMPHASIZING THE BENEFITS OF THESE AIRCRAFT SYSTEMS TO SOCIETY.



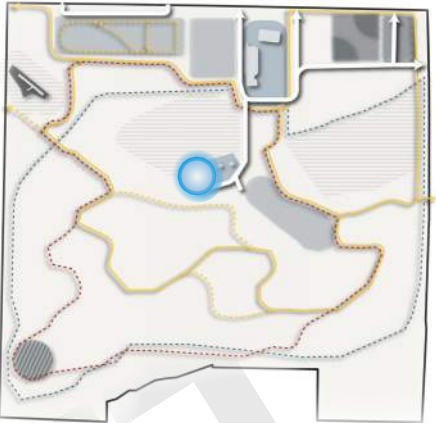
CURRENT USERS

SPORTSMAN'S CLUB

The Sportsman's Club has a rich history in Buena Vista. The Club originated in the late 1890s and has utilized space on the rodeo grounds for years. The Sportsman's Club has been a not-for-profit organization since 1983.

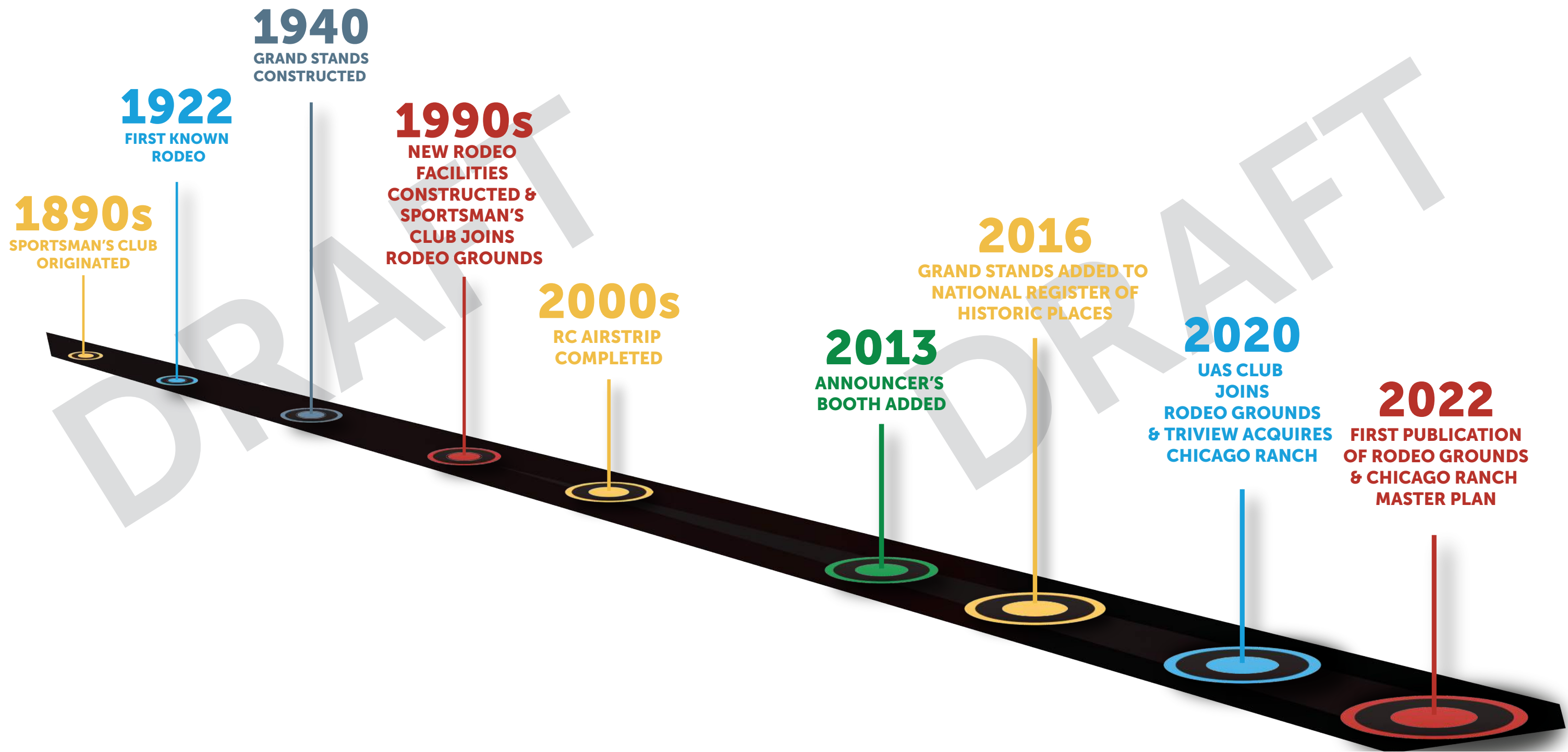
Recognizing the need for improvements and expansion, the Club has sought multiple grants, which has enabled the addition of a sporting clays course, a new trap, a trap house, and several other range upgrades. Multiple events occur weekly including trap, ridge, and pistol shoots. The club is an affiliate of the Civilian Marksmanship Program. Shotgun, rifle, pistol, archery, and hunter education activities are provided by the Club. The Club is both NRA-sanctioned and NRA-insured. The range is used year-round. The Club hosts events to include of groups up to 200 individuals. The Club hopes to expand to include a Skeet Range, providing local High School Target League with new training opportunity to safely hone their skills.

The Club shoots north, away from the sun. The site is used in both mornings and evenings. The Club hosts regular target practice twice weekly year round, an adult league in the spring and fall, and high school leagues. The adult league draws up to 40 marksmen per session.



The Sportsman's Club currently has equipment on approximately 4.4 acres of land in the center of the site, and shoots in a northern direction.





DRAFT

A photograph of three people walking away from the camera through a dry, grassy field towards a range of mountains under a clear blue sky. The person on the left is a man in a plaid shirt and dark pants. The person in the middle is a woman wearing a plaid shirt, a white baseball cap, and a backpack. The person on the right is a man in a purple shirt. The mountains in the background are rugged and have some autumn-colored foliage. The sky is bright blue with a few small white clouds. A large, semi-transparent 'DRAFT' watermark is overlaid on the left side of the image.

PLANNING PROCESS AND COMMUNITY ENGAGEMENT

PLANNING PROCESS

The Planning process was conducted in an open and transparent manner. The process included a tiered level of engagement as materials were developed. The planning process included listening sessions with stakeholders, virtual and in person community-at-large meetings, virtual surveys and discussions with adjacent property owners.

WHO WAS INVOLVED

LEADERSHIP TEAM

The Leadership Team consisted of staff from the Town of Buena Vista and representatives from Triview Metropolitan District. The Town of Buena Vista staff were active partners in the project. Their support of the planning process was invaluable in defining a preferred vision for the site. The Leadership Team met with the Project Team numerous times throughout the planning process, providing input and direction.

STAKEHOLDERS

The Stakeholder Committee was engaged in key decision points and milestones throughout the Plan process. The Stakeholder Committee represented a wide group with interests relating to the site. This broad perspective encouraged a robust conversation about the vision for the site, guided discussions related to management and operations and helped establish overall standards of the site. Stakeholders include:

- Adjacent Land Owners
- Buena Vista Planning and Zoning Commission
- Buena Vista Parks Departments
- Buena Vista Public Works Department
- Buena Vista RC Airstrip Club
- Buena Vista Recreation Advisory Board
- Buena Vista Recreation Department
- Buena Vista Rodeo Grounds Advisory Board

- Buena Vista Sportsman's Club
- Buena Vista Trails Advisory Board
- Chaffee County Board of County Commissioners
- Central Colorado UAS
- Colorado Parks & Wildlife

PROJECT TEAM

The Project Team consisted of NES and Bristlecone Ecology. The Project Team met with the Leadership Team, Stakeholders and the community throughout the planning process, assembling shared thoughts and ideas into a vision for the site's future. This shared vision is the driving force behind the Plan.



Source: NES

COMMUNITY ENGAGEMENT

The Project Team and Leadership Team built public enthusiasm for the project by sharing the story of the site and Master Plan on the town public engagement portal, My-BV. A traditional website platform, e-newsletters, emails and personal outreach to property owners and stakeholders encouraged participation in the Master Plan process.

Tasks and deliverables accomplished include:

- Website maintained with ongoing updates
- E-newsletters
- Posters, fliers, signs, and stickers
- Public surveys on my-BV
- Presentations & meetings with Stakeholders
- Outreach to community & property owners
- Support Town Staff

To facilitate community interest and input in-person and virtual meetings were conducted at milestones during the Master Plan process. During the meetings residents worked together as a community with the Project and Leadership Teams, sharing ideas to reach consensus on what the future could be for the site and the Master Plan. The Town of Buena Vista utilized My-BV to notify the community of engagement opportunities. Other notification methods included email, media press releases, newspaper articles, personal invitations, and word-of-mouth notices.

MY-BV

The Project Team and Leadership Team used the web platform "Bang the Table" to create a web portal specific to the project. This is the first project Buena Vista has utilized my-BV. The Master Plan will be a model for future Town projects on my-BV. The Town launched the platform in November of 2021 to share the progress of the Master Plan with the community and allow individuals to provide thoughts and ideas, ask questions, and participate in the planning process.

As of April 2022, my-BV has approximately 5,000 site visits and almost 700 active users.

More than 1.6K individuals have been made aware of the Master Plan, 600 individuals have been informed, and over 300 have actively engaged. Individuals are considered 'aware' if they have visited the page at least one time, "informed" if they have viewed or downloaded a web component, and "engaged" if they have participated or contributed to a portion of the site.

PROJECT TEAM

ROLE: ENGAGE STAKEHOLDERS, FACILITATE COMMUNITY ENGAGEMENT & CRAFT PLAN

NES INC

- CHRIS LIEBER - PRINCIPAL, PROJECT MANAGER
- BRYN ITEN - LANDSCAPE ARCHITECT
- ANNIE MACMILLAN - PLANNER

BRISTLECONE ECOLOGY

- DAN MAYNARD - ECOLOGIST

LEADERSHIP TEAM

ROLE: OVERSIGHT & IMPLEMENTATION OF FINAL PLAN

TOWN OF BUENA VISTA

- JOSEPH TEIPEL - TOWN PLANNING DIRECTOR
- PHILLIP PUCKETT - TOWN ADMINISTRATOR
- EARL RICHMOND - RECREATION SPECIAL PROJECTS MANAGER
- JOEL BENSON - TOWN SPECIAL PROJECTS DIRECTOR

TRIVIEW METROPOLITAN DISTRICT

- JIM MCGRADY - DISTRICT MANAGER



The above project approach guided the Leadership and Project Teams through the Master Plan Process

PLANNING PROCESS

The data driven analysis generated by my-BV was valuable in understanding community engagement efforts. The Project and Leadership Teams viewed and analyzed diverse information critical for understanding how the community engaged in the planning process.

SOURCES OF MY-BV SITE TRAFFIC

The most prominent way individuals accessed the site was by direct link. 728 people became aware of the project through social media. Other key methods of engaging people included email (401), referrals (85), search engines (79) .gov sites (61). Results demonstrate the increasing need for Social Media and email outreach as part of community outreach and engagement.

My-BV provided a platform to post updates, surveys, meeting agendas and notes informing the community on the progress of Master Plan efforts. The my-BV platform will continue as a valuable method to share the final Master Plan, updates on future implementation strategies and to maintain transparency.

VIRTUAL COMMUNITY SURVEYS

Virtual community surveys hosted on my-BV provided an opportunity for the community to share thoughts and ideas throughout the planning process. This was important to ensure the opinions of the community and regular site users were heard. Full results of these surveys are available in the appendix.

COMMUNITY SURVEY #1

The initial survey was conducted from November to December 2021. This survey collected input from residents critical to creating the preliminary Master Plan concept.

OBJECTIVES

- + Communicate accurate and consistent messages about the Plan and Triview’s role in the process to stakeholders and community using a variety of communication methods and tools
- + Increase community awareness of the project and promote public participation in the process and collect public input/feedback
- + Ensure community meetings are easily accessible to the community to encourage participation

Participation in this survey was incentivised through prizes such as a lessons with the CCUAS and RC Airstrip groups, tickets to the rodeo, gift cards to local businesses and more. 274 individuals participated in the survey.

PUBLIC SURVEY #2

The second survey was introduced during community meeting #2, to collect feedback on specific topics including dogs, the trail network, special event camping, and events. The Community shared initial responses to the preliminary master plan concept. This survey was released during the community meeting, and remained active on the my-BV site for a week after the meeting. 110 individuals participated in the survey. Responses to this survey refined the preliminary Master Plan concept.

COMMUNITY MEETINGS

COMMUNITY MEETING #1

The first community meeting was held in conjunction with Project Team site visits and data collection, stakeholder meetings, and a presentation to Planning and Zoning Commission. The purpose of this two-day outreach event was to collect site information from the community and stakeholders, as well as conduct an in the field analysis. At the community meeting the Project Team presented the Master Plan process and timeline, reviewed existing conditions, project givens (those aspects of the project that cannot be changed) and solicited community input to help inform the Master Plan. The Project Team asked participants to consider a larger vision for the site, to include the newly acquired south parcel.

COMMUNITY MEETING #2

Due to the increasing volume of COVID-19 cases in Colorado during January of 2022, community meeting #2 was virtual. More than 100 individuals connected with the Project and Leadership Teams. Two meetings were hosted virtually in the evening at different times to reach as many individuals as possible. The meeting was recorded and posted on the my-BV website for individuals unable to attend.

The Project Team shared results of the first virtual survey, input from stakeholder listening sessions, introduced the preliminary Master Plan concept, and discussed trails, dogs, special events, and the preliminary Master Plan. Participants were encouraged to comment or ask questions directly or via chat, and invited to participate in a community survey.

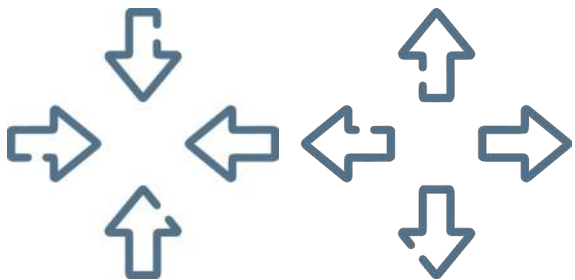


COMMUNITY MEETING #3

Community meeting #3 was held at the Buena Vista Community Center on March 15, 2022. More than 25 individuals attended. The Project Team shared the draft Master Plan and how community input shaped the draft plan throughout the process. The meeting slides were posted on my-BV. Individuals unable to attend were encouraged to share their thoughts on the draft Master Plan on my-BV.

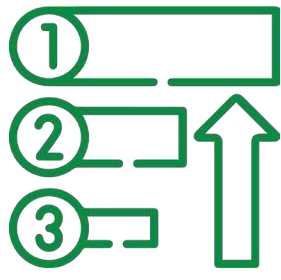


COMMUNITY ENGAGEMENT TAKEAWAYS



Opportunities & Constraints

- The flat topography is uncommon and highly desired in Buena Vista
- The approximately 630 acres of open space triples the amount of open space in Town limits
- Relocating certain events to this site could alleviate pressure on Downtown and Riverfront areas
- There are various opportunities to engage youth
- No utilities are present on site, nor expected in the near future



Priorities & Needs

- Stakeholders should partner for non-traditional funding options and grants
- It is important the Master Plan honors the history of the site and Buena Vista
- Conservation and preservation are important to the community
- Public amenities such as shade structures, benches, signage, trash cans, restrooms, etc. are needed
- The Town desires an accessible amenity for ALL (ADA, variety of compatible uses, public, free, all ages)



User Experience

- Continue to honor the existing variety of users and uses
- Provide multiple access points for various users
- Create an environment that is family friendly and appropriate for all ages
- Maintain the local and historic character of the site
- Provide interpretative signage on vegetation, history, and wildlife
- Create connections to existing trail networks
- Provide enjoyable experience for dog users and non-dog users



Management & Operations

- Establish a plan for dog waste management
- Include educational and interpretive opportunities, way-finding and signage.
- Follow the Town Signage Plan for consistency
- Monitor safety of trap range activity
- Consideration of wildlife and migratory patterns
- Regularly monitor trail safety and potential user conflicts

DEFINING SUCCESS

- + Increase the BV trail network and create meaningful connections to existing trail network
- + Relieve the pressure from events on the Downtown area and River Park
- + Respect and preserve wildlife in the area
- + Preserve the quality of the experience for each user by establishing consistency for the various user groups on site
- + Consider socioeconomic sensibility and sustainability
- + Create a viable community asset that promotes individual health and well-being

COMMUNITY ENGAGEMENT
PROCESS
2021-2022



TAKEAWAYS FROM PUBLIC SURVEY #1

Below are some highlights from the public surveys. Full results are included in Appendix A.

WHEN YOU THINK ABOUT THE RODEO GROUNDS PROPERTY, WHAT DO YOU LIKE BEST?

Community Resource Stands Wildlife Location
Open Space Rodeo Gem/Mineral Show Character
Fireworks Ease of Access Events Historic Undeveloped Recreation
Views/Scenery Current Uses **Place for Pets**

WHEN YOU THINK ABOUT THE RODEO GROUNDS PROPERTY, WHAT WOULD YOU LIKE TO SEE CHANGED?

Upgrades (Signage, trash cans, benches) Maintenance/Cleanup
Camping/RV Park Dog park More uses Bathrooms More Events
Improved/New Facilities **Nothing/Unsure**
Additional Parking Road improvement Wind break Landscaping Trees/Shade
Keep Open Space Recreation/Rec Options **Trail system/multi-use paths**
Separation of uses Improved stands

Music Venue Swimming
Biking Special events
Hiking / walking
Horse riding Fireworks
Drone flying Camping - Van/RV/Dry
Rodeo! Radio Controlled Airplanes
Sportsman Club - trap shooting
Dog walking

TOP WARM
SEASON
RECREATIONAL
ACTIVITIES

TAKEAWAYS FROM PUBLIC SURVEY #1

TOP COLD SEASON RECREATIONAL ACTIVITIES



WHAT IS YOUR BIGGEST CONCERN THAT YOU WANT TO SEE ADDRESSED IN THE MASTER PLAN?



WHEN YOU THINK ABOUT SUCCESSFUL OUTCOMES FOR THE MASTER PLAN PROCESS, WHAT IS MOST IMPORTANT TO YOU?



TAKEAWAYS FROM PUBLIC SURVEY #2

MOST FREQUENT TOPICS MENTIONED:

Size of the dog area | Desire for fenced dog area | Concert/event space | On leash vs. Off-leash | Rec Center/Pool | Accessibility (Paved Trail) | Rules & Enforcement | Equine Friendly | Amenities such as shade, restrooms, water for dogs

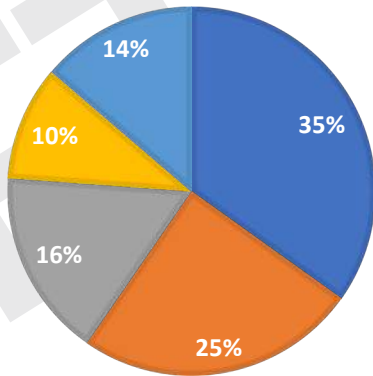
WHAT RESPONDENTS LIKE BEST ABOUT THE PLAN:

Trails | Open Space
Comprehensive and thought out
Bike Skills Area | Dog Area
Variety of Uses | Sports Complex
Recreation rather than housing

WOULD YOU PREFER TO SEE MORE MULTI-USE OR SINGLE TRACK TRAILS?

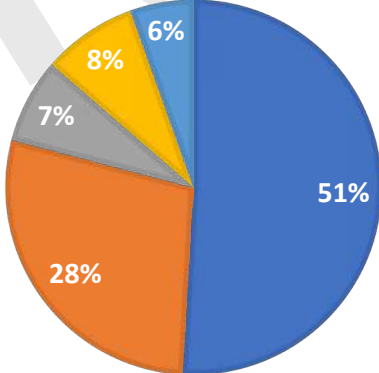
Majority of respondents were in favor of multi-use trails.
Some believe more single-track would be beneficial. Many commented about separation of uses.
Many respondents commented about a paved ADA and roller friendly trail.

Mostly multi-modal | Some multi-modal | I do not know/care | More single track | Mostly single track



WHAT IS THE IMPORTANCE OF DOG OFF-LEASH AREAS TO YOU?

Very Important to have off-leash areas
Somewhat Important to have off-leash areas
Neither important or unimportant
Prefer to not have off-leash areas
Strongly prefer to not have off-leash areas

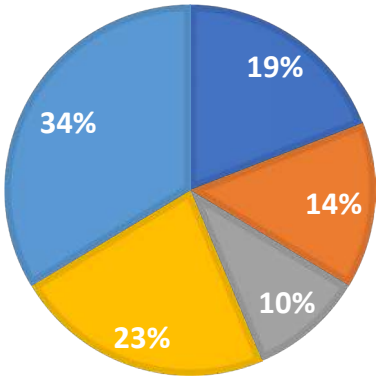


OFF-LEASH VS. ON-LEASH

Large majority of respondents were in favor of off-leash areas.
14% prefer to not have off-leash areas.

Very Unhappy | Unhappy | Neutral | Happy | Very Happy

IF THERE IS A REQUIREMENT FOR ANIMALS TO BE ON-LEASH WHEN OUTSIDE THE DESIGNATED FENCED DOG AREA, I WOULD FEEL...



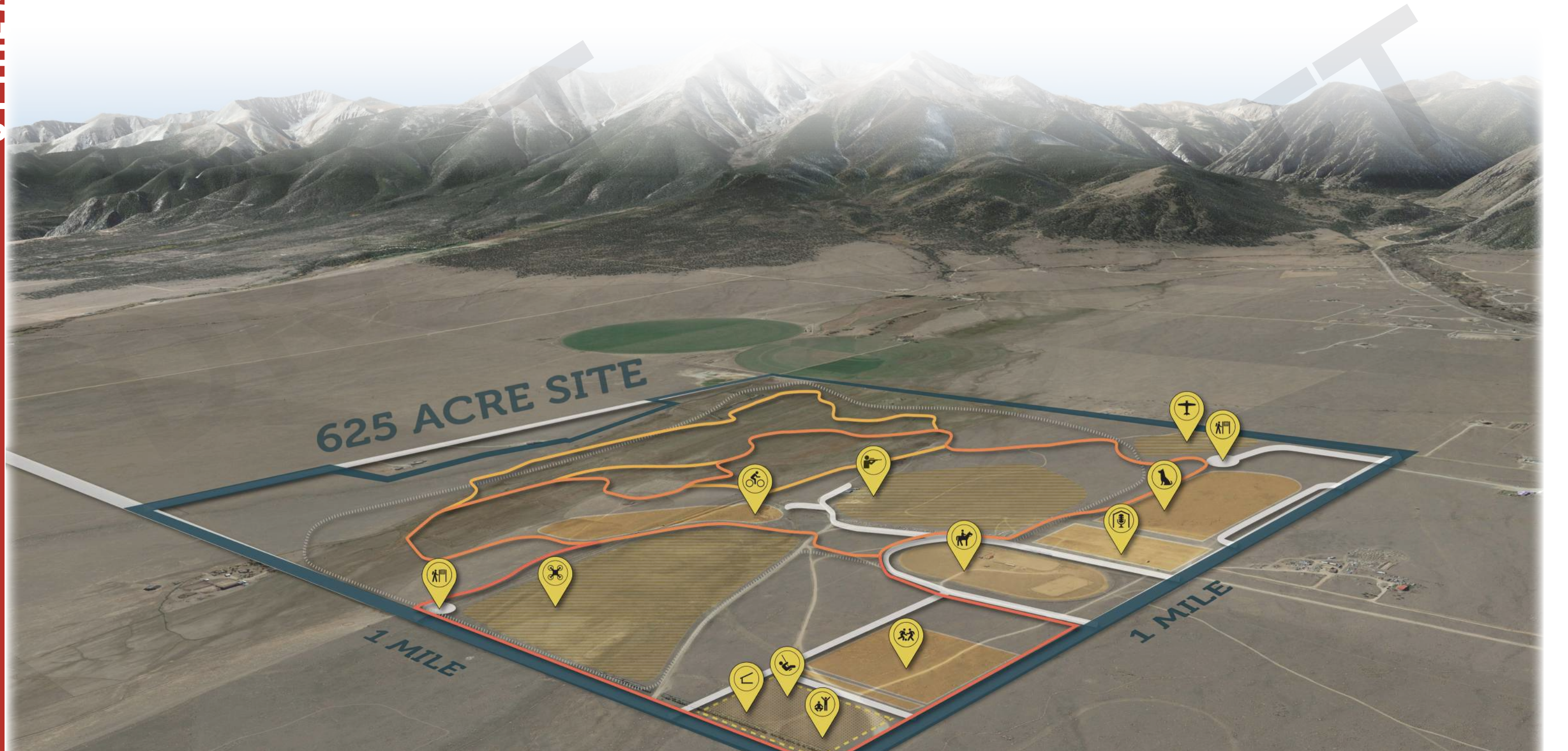
DRAFT

THE MASTER PLAN

This plan provides general recommendations for the short term and long term priorities for the Rodeo Grounds and Chicago Ranch site. Exact details and specifications for each amenity will be defined in future efforts by the Town and community. The Rodeo Grounds parcel is currently within Town of Buena Vista limits, while the Chicago Ranch parcel is in Chaffee County. The Chicago Ranch parcel is anticipated to be annexed into the Town of Buena Vista through a separate process from this Master Plan. Many of the projects cannot be executed without additional funding sources. It is recommended that the Town of Buena Vista, and the various user groups of this site work together to pursue grant funding for the site.

An important goal of the Master Plan is maintaining a positive user experience for all user types. On multi-use trails, the various users reach a compromise to respect and work with each other. For this site, it is mandated that dogs be on-leash when outside the dog off-leash area. The entire site is intended to be utilized by foot, horse and bike, and not intended for motorized uses (except on designated roads and parking areas).

Trail users should be respectful when entering areas utilized by Central Colorado UAS, RC airstrip group, and Sportsman's Club. Each of these clubs must, in return, be respectful of trail users. Conflict between user groups should be consistently monitored, and park rules modified over time as needed. Each of these user groups are on site at specific times. During large events, such as the rodeo, all site users must be mindful and considerate of the events.



CONSISTENCY WITH 2015 COMPREHENSIVE PLAN AND TRAILS MASTER PLAN

The proposed trail corridors of the Master Plan are consistent with, and connect to, the existing and proposed Town trail network.

The Master Plan proposed trail corridors support the intent of Buena Vista Trails Master Plan to develop a system of connected non-motorized, multi-use pathways around Buena Vista. An additional goal of the Trails Master Plan is to link commercial areas, workplaces, schools, parks, home, and surrounding county and public lands with safe trails for pedestrians and bicyclists. The proposed trail corridors of this Master Plan directly align with the intent of the Trails Master Plan. The proposed trail corridors provide purposeful connections to areas within the site.

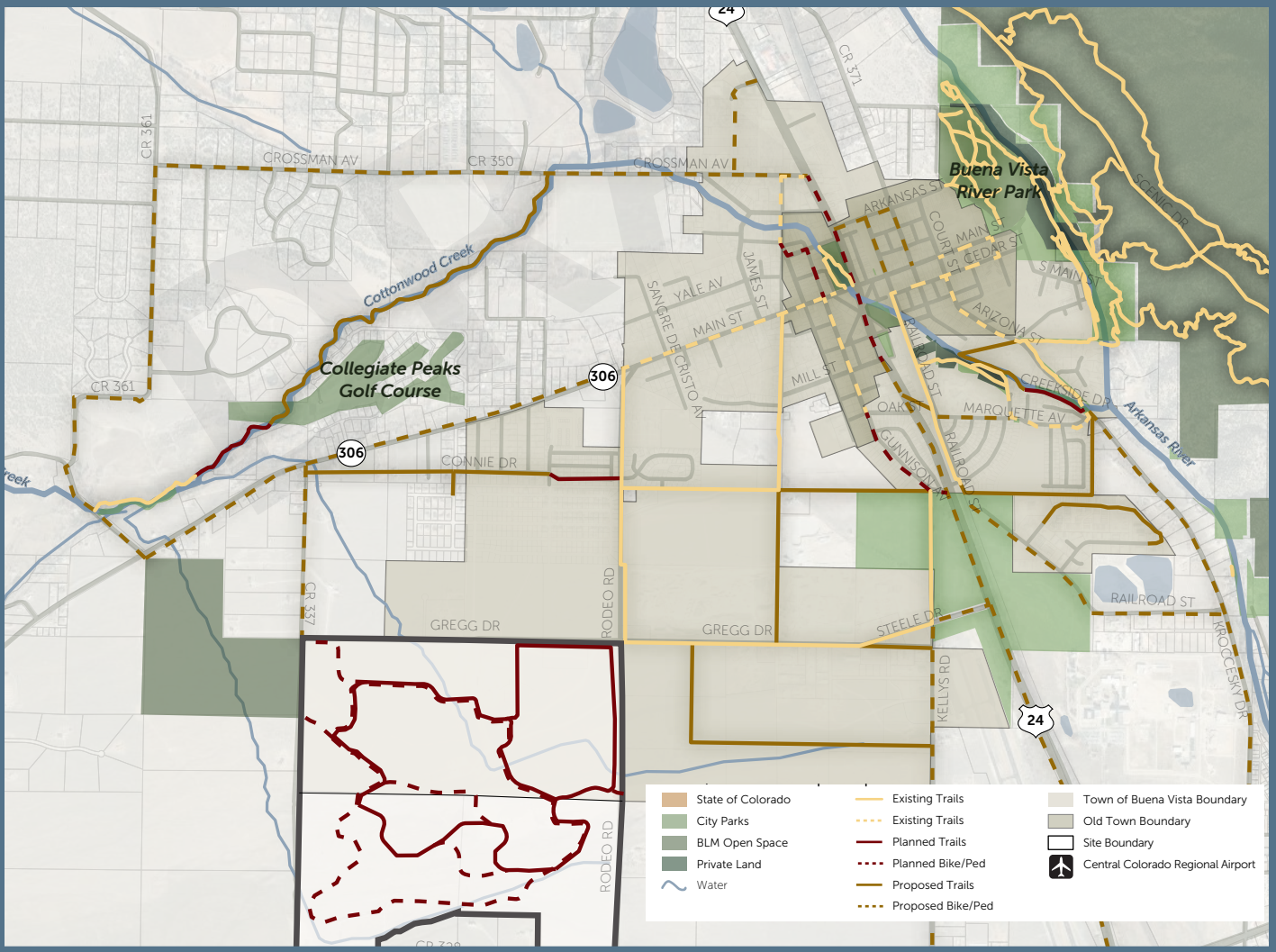
The plan also provides recommendations for trail design guidelines and other considerations.

The Buena Vista Trails Advisory Board should be engaged in the final trail design and construction.

ACTION ITEMS FROM THE 2015 COMPREHENSIVE PLAN:

BUENA VISTA WILL PRIORITIZE LINKAGES BETWEEN EXISTING AND PLANNED TRAILS, WITH SPECIAL EMPHASIS ON SPANNING EXISTING GAPS WITHIN THE SYSTEM.

IMPROVE CONNECTIVITY BETWEEN EXISTING PARKS, PARTICULARLY BETWEEN THE FOUR LARGE COMMUNITY PARKS, TOWN, AND THE RODEO GROUNDS.



The graphic above shows the current Buena Vista Trails Master Plan, with the planned trails from this master planning process included as Planned Trails.

PROPOSED TRAILS

In identifying the proposed trail corridors, the Project Team considered the goals and concerns of stakeholders and the community in addition to desktop and field analysis. Proposed trail corridors adapt to site topography, current land uses and adjacent properties. The trail corridors selected possess the following characteristics:

- Purposeful connections
- Potential for timely implementation
- Phasing options for trail construction
- Future use for events
- Minimal user conflicts
- Opportunity to capitalize on flat terrain and provide amenity for all
- Viewshed opportunities

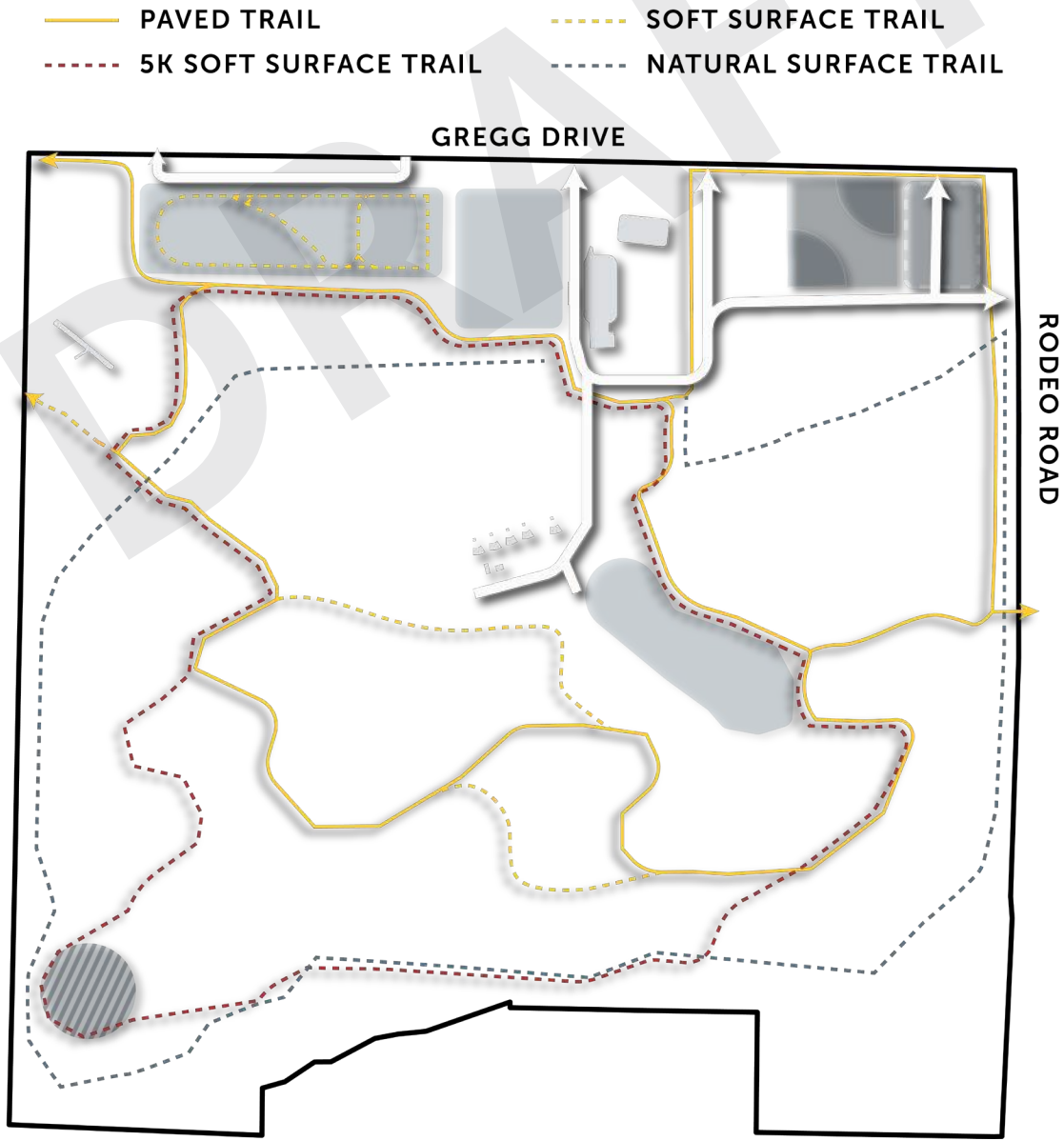
SHORT TERM RECOMMENDATIONS:

- 5K soft-surface loop
- 4 mile soft-surface loop (to pave long term)
- Other trail connections as shown
- Benches with shade structures at scenic locations
- Mile marker signs
- Remove existing internal fencing on site

LONG TERM RECOMMENDATIONS:

- 4 mile paved trail
- Modify and improve trails as needed

The Town of Buena Vista will assume responsibility for constructed trails.



ALL TRAILS

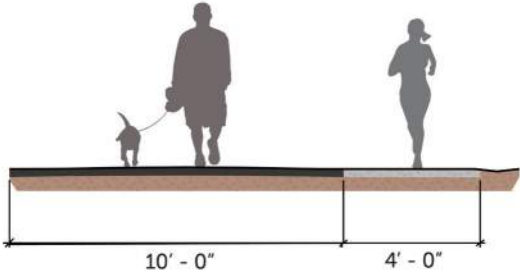
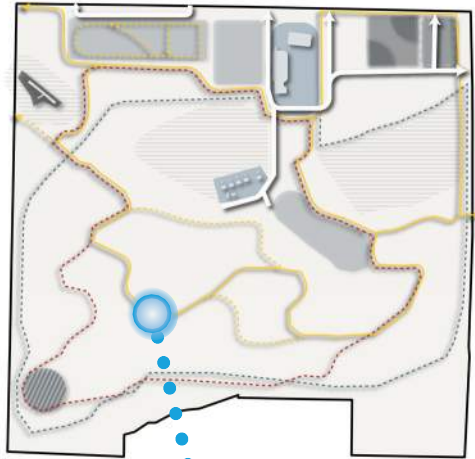
7.7 MILES

The trail system takes advantage of the generally flat terrain on site. This topography is uncommon in Buena Vista, and a unique community asset. The trail system includes a variety of trail types, intended to serve all user groups. Dogs are expected to be on leash within the trail network, except while in the dog off-leash area. Horses are allowed on soft surface trails.

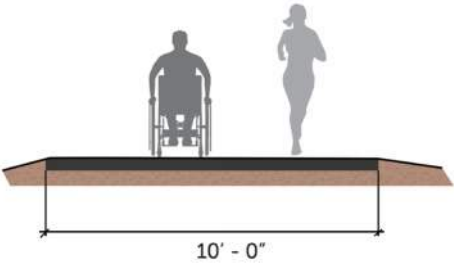
The trail system will have interpretive signage to include history, vegetation, and wildlife. Benches and shade structures will be added at scenic locations. Mile marker signs will also be placed on site. Trail users will be encouraged to stay on the trail to avoid conflict with UAS, RC Airstrip, and the Sportsman’s Club. Staying on trails will also limit the foot traffic on preserved open space.

It is envisioned that the trail system will be used for events such as high school cross country, and local 5K and 10K races.

TRAIL AMENITIES



Source: Leadville Race Series



PAVED TRAILS

4.2 MILES

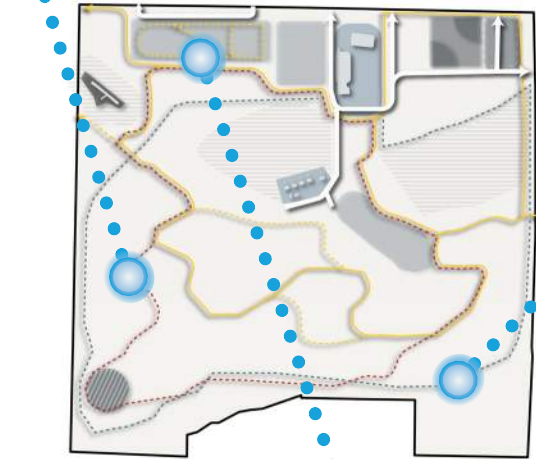
Paved trails will be at least 10 feet wide. Drawing inspiration from the Mineral Belt in Leadville, the paved trail is a large figure 8 around the park, and will be designed to ADA accessibility standards, intended to be accessible for all users and abilities. While there will be some topography changes, the path will have a gentle flow, and avoid severe grade. Paved trail uses include: walking, biking, e-biking, roller activities, and cross country skiing (weather permitting).

PAVED TRAIL AMENITIES

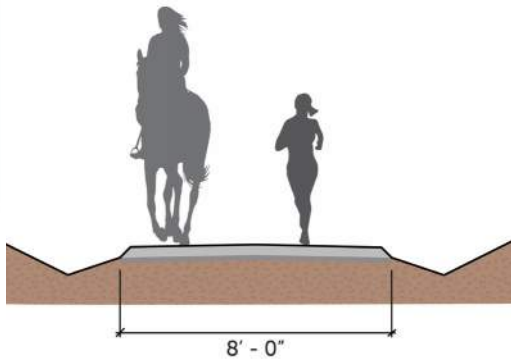
SOFT SURFACE TRAILS

3.8 MILES

Soft surface trails will be 8 feet wide, or narrower when adjacent to the paved trail. These trails will be composed of crusher fine material, and are designed to accommodate various users, and will have the most varied topography. Soft surface trail uses include hiking, biking, horse riding and snowshoeing (weather permitting). At various points within the trail system the soft surface trail will run parallel to the paved trail.



SOFT SURFACE TRAIL AMENITIES



NATURAL SURFACE TRAIL

3 MILES

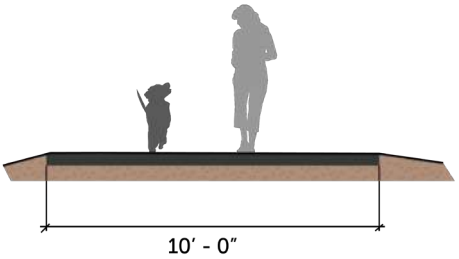
This trail will meander around the perimeter of the site and is intended to be a multi-use trail for a variety of users. This trail will be composed of existing natural soil. Natural surface trail uses include hiking, biking, horse riding. At various points within the trail system the natural surface trail could parallel the paved or soft surface trail. The exact design and location of this trail will be mindful of existing vegetation.



NATURAL SURFACE TRAIL AMENITIES



Source: The Missoulian



DOG OFF-LEASH AREA TRAILS

1 MILE

The series of trails within the off-leash dog area are opportunities for owners to hike with their dog off leash. Trails within the dog off-leash area will be both soft surface, with natural surface trail connections. There are three proposed loops: 1/3 mile, 1/2 mile, and 3/4 mile. Gates within the open space connect these trails to the greater trail system.

AMENITIES



TRAILHEADS

Three trailheads are proposed. The primary trailhead will have approximately 30 parking spots, along Rodeo Road. The trailhead on Gregg Drive will have approximately 20 spots and will include interpretive signage that pays homage to the rich history and stewardship of the Chicago Ranch by the Sailor family. The trailhead adjacent to the Bike Skills Park will have 20 spots. The graphic below identifies a typical trailhead layout and kit of parts. Trailheads will be improved and expanded as demand increases.



SHORT TERM RECOMMENDATIONS:

- Parking
- Portalets
- Signage – interpretive, wayfinding, rules/regulations
- Trash cans & dog waste stations
- Benches
- Stop Blocks for parking

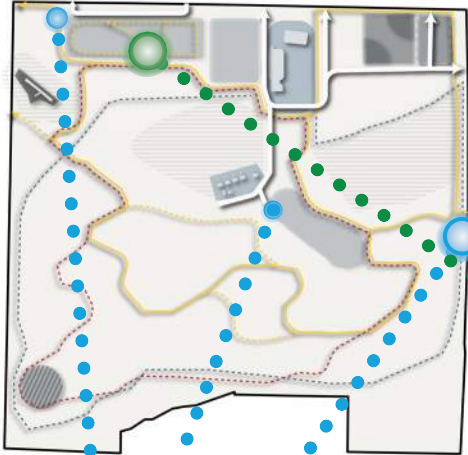
LONG TERM RECOMMENDATIONS:

- Modify and improve trailheads as needed

POTENTIAL LEADERS:

- Town of Buena Vista & Trails Advisory Board

AMENITIES



DOG OFF LEASH AREA

The proposed dog off-leash area is approximately 19.3 acres, along Gregg Drive. This alternative allows a vast open space for pets to explore, while maintaining a separation of uses from other trail users. Dogs will be required to be on leash when outside of the dog off-leash area. The final design and programming will be subject to further input from the community.

SHORT TERM RECOMMENDATIONS:

- Signage (rules, liability, etc.)
- Benches
- Dog waste stations
- Enclosed fence around perimeter of dog off-leash area to protect dogs

LONG TERM RECOMMENDATIONS:

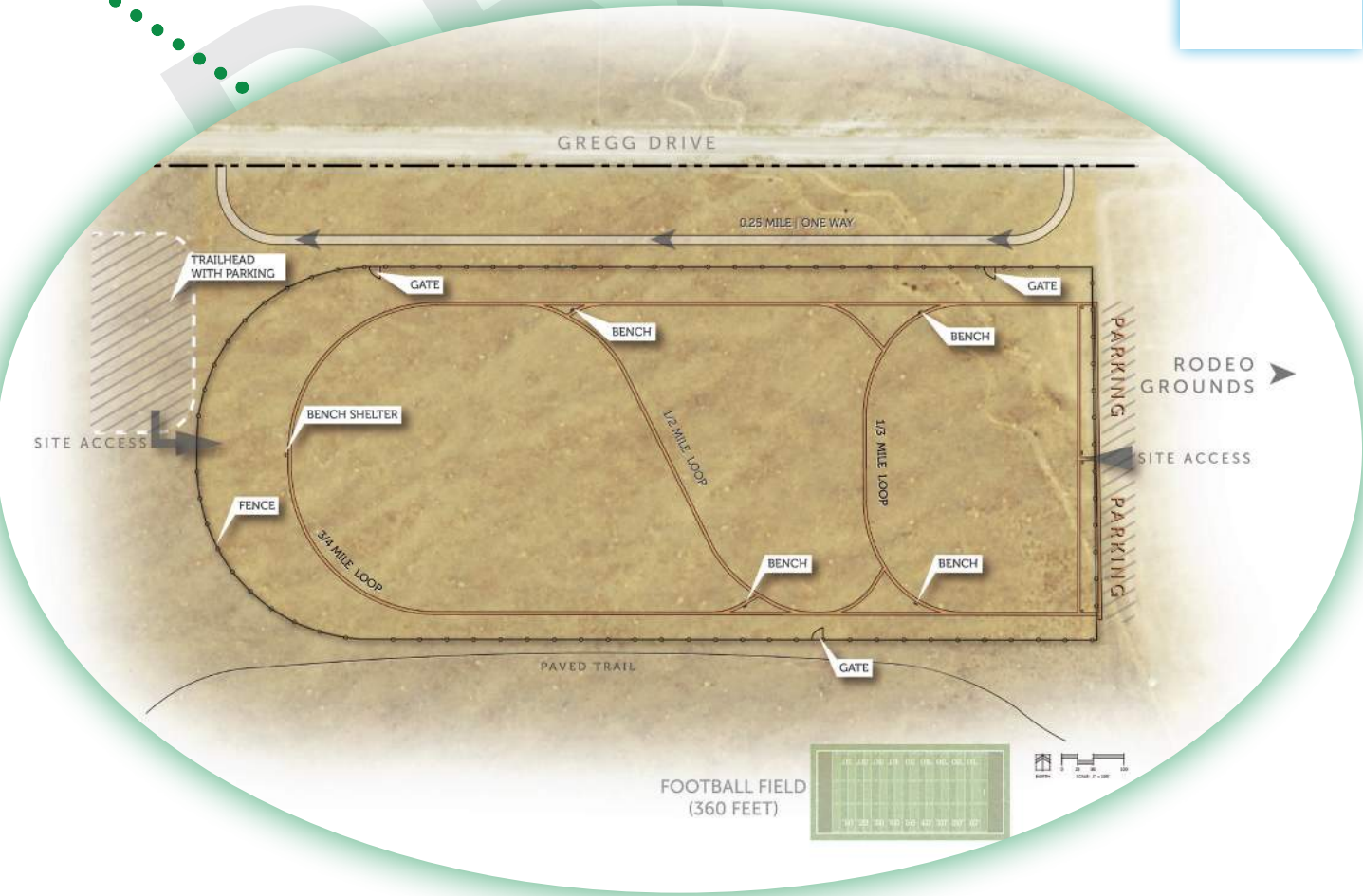
- Monitor for user conflicts and modify as needed

POTENTIAL LEADERS:

- Town of Buena Vista



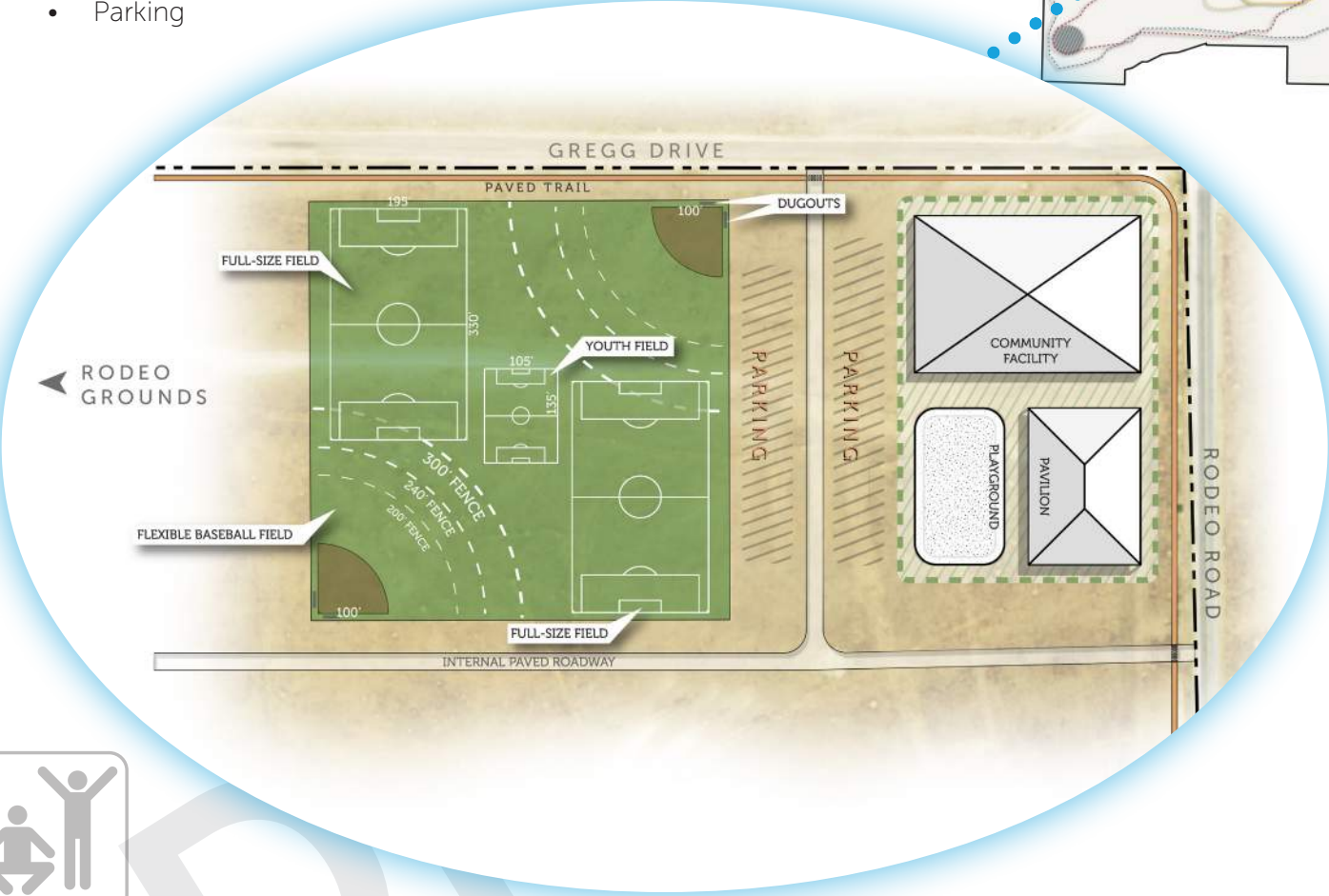
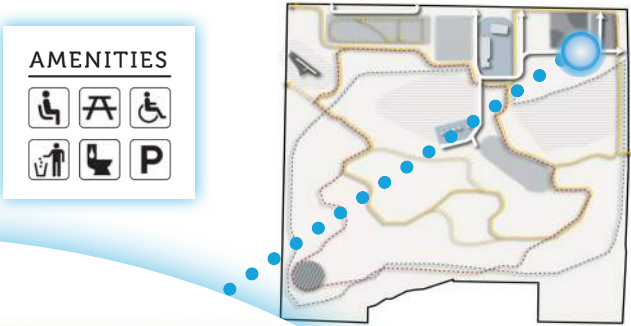
AMENITIES



RECREATION HUB

LONG TERM RECOMMENDATIONS:

- Turf Sports Complex
- Playground
- Pavilion
- Community Facility
- Parking



COMMUNITY FACILITY

Once utilities are extended to this area, an indoor community facility is a possibility. At such a time, a full scale planning effort will be executed to determine what type of facility will best serve the needs of the community. This area will remain as a placeholder for a future facility. Potential uses and amenities could include a locker rooms with showers, concessions area, fitness center, lounge, and gymnasium.

POTENTIAL LEADERS:

- Town of Buena Vista, Potential Grant Opportunities



THE TOWN PREVIOUSLY HAD A FEASIBILITY STUDY FOR A RECREATION CENTER. DUE TO THE SIGNIFICANT EXPENSE OF A RECREATION CENTER, A NEW FUNDING SOURCE WOULD NEED TO COME FORTH FOR A RECREATION CENTER TO BE FEASIBLE.



PLAYGROUND

A universally accessible playground adjacent to the sports complex and pavilion will be a great amenity for the Town. This playground will be themed accordingly with the site.

LONG TERM RECOMMENDATIONS:

- Construct Playground
- Include amenities such as picnic tables, benches, trash cans
- Paved Parking (shared with Sports complex and Pavilion)

POTENTIAL LEADERS:

- Town of Buena Vista, Potential Grant Opportunities



OPEN AIR PAVILION

This area is designated for a large future pavilion on-site. This space is highly desired by stakeholders to serve a variety of purposes. This pavilion will be semi-enclosed, and is envisioned to be a gathering spot for various events. A portion of the large multi-purpose space will be fully enclosed and available for storage, meeting space, and other activities.

LONG TERM RECOMMENDATIONS:

- Multi-purpose space
- Concession Area
- Include amenities such as picnic tables, restrooms, benches, trash cans
- Paved Parking (shared with Sports complex and Pavilion)

POTENTIAL LEADERS:

- All User Groups on-site, Potential Grant Opportunities





SPORTS
COMPLEX

The proposed sports complex will help alleviate some of the pressure on the Town's current facilities. This complex is designed to accommodate a variety of sports for both youth and adults.

LONG TERM RECOMMENDATIONS:

- Two artificial turf baseball fields with space in between for other sports
- Lighting
- Fencing
- Movable benches/seating
- Paved Parking (shared with playground, community facility and pavilion)
- Temporary portalets until the recreation hub is fully built out

POTENTIAL LEADERS:

- Town of Buena Vista



AMENITIES



BIKE SKILLS
AREA

A bike skills area is highly desired by the community. This park could serve families learning to ride, as well as experts working on particular skills. The 11.8-acre site can accommodate all user types. Further planning efforts engaging the community and bike park design experts are recommended. This site will connect to the trail system, and has a designated trailhead in close proximity.

LONG TERM RECOMMENDATIONS:

- Begin conversations with the community and bike park experts to create a design for, and by the community
- Ensure connections to the park trail system
- Provide amenities such as benches and shade structures
- Construct fence around perimeter of bike skills area

POTENTIAL LEADERS:

- Town of Buena Vista

AMENITIES





RODEO
GROUNDS

The equine community in Buena Vista has future goals for the Rodeo and the Rodeo Grounds site.

Horses will be welcomed on soft surface trails. If the trails become heavily used by horses, designated horse trails will be considered along the perimeter of the site. A yielding trail etiquette system will be established to ensure bikers and hikers yield to horses.

SHORT TERM RECOMMENDATIONS:

- Identify champions within the community to lead long term rodeo improvement efforts
- Upgrade fencing surrounding the Rodeo Grounds
- Preservation and updates to the historic grandstands as needed

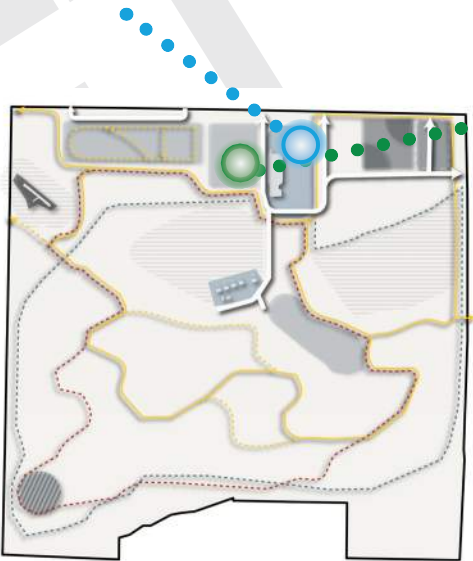
LONG TERM RECOMMENDATIONS:

- Designated space within pavilion or community facility that can be used for rodeo storage, the rodeo dance, and meetings
- Wind screens for the vendors and spectators
- Covered stands on the east side of the arena
- Shelters with stalls
- Renovate the small existing arena area north of the Rodeo Grounds to include a cover

POTENTIAL LEADERS:

- Rodeo Grounds Advisory Board

AMENITIES



EVENTS
AREA

This establishes a designated space for events at the Rodeo Grounds. Special use permits will be acquired through the Town's event permitting process. While events are occurring, this space can be utilized for special event camping by permit. Hosting events on site will alleviate the pressure of the downtown area and river park for some events. Hosting events will require additional coordination and management. When there are not events, this area will serve as additional parking.

SHORT TERM RECOMMENDATIONS:

- Continue to utilize area for parking as needed
- Allow special use camping activities for events by permit
- Add a shelter for event check-in
- Portalet enclosure

LONG TERM RECOMMENDATIONS:

- Hook-ups for camping
- Stage to be used for events and awards

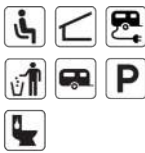
POTENTIAL LEADERS:

- Town of Buena Vista

POTENTIAL EVENTS

- Concert Venue
- Races
- Camping
- Equine Events
- Dog shows
- Car Events
- Flea Market
- Hot Air Balloons
- Craft Fairs
- Option to rent space
- Carnival
- Dark Sky/Telescope Events
- Circus
- Community Gatherings
- Expos
- Festivals

AMENITIES



A FUNDING SOURCE WOULD NEED TO COME FORTH FOR A COVERED ARENA TO BE FEASIBLE.



SPORTSMAN'S CLUB

The Sportsman's Club has been on site for many years. The Town will continue to support the Sportsman's Club at their current location on site.

SHORT TERM RECOMMENDATIONS:

- Formalize updated agreement with the Town, discussing 200 yard expansion of zone of influence to the west to allow for a skeet range if safety precautions are proven
- Identify formal boundary and "safe" zone
- Install signage to discourage going off trails near shooting area
- Realign entrance to Sportsman's Club
- Install entry signage that is consistent with the Town Signage plan

LONG TERM RECOMMENDATIONS:

- Install permanent fence boundary for shooting area zone of influence
- Include amenities such as shade structure, benches, and a portalet
- Extend utilities to the site

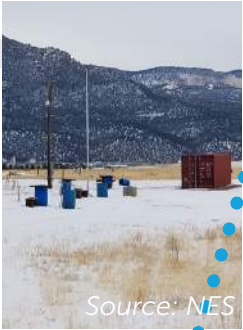
POTENTIAL LEADERS:

- Sportsman's Club

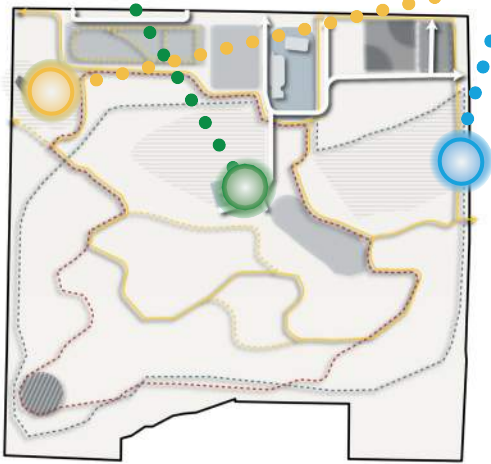
AMENITIES



Source: NES



Source: NES



AGREEMENTS

Formalizing agreements will be beneficial both for the Town and the user groups. Recommendations include updates to the Sportsman's Club, RC Airstrip, CCUAS, and Rodeo Grounds Advisory Board agreements for utilization of the space. Identifying legal boundaries for each user area is also recommended.

GRANTS

This site presents a unique opportunity for pursuing grant funding. If the various user groups work together, they could potentially pursue a large grant for the site. This could enable funding for various long term priorities on the site.



CCUAS

The CCUAS group has been on site since 2020. The Town will continue to support the CCUAS group, and allow access from the Rodeo Drive trailhead. CCUAS currently has a MOU with the town, providing a picnic table and portalet.

SHORT TERM RECOMMENDATIONS:

- Formalize and modify agreement with the Town as needed
- Install entry signage that is consistent with the Town Signage plan

LONG TERM RECOMMENDATIONS:

- Include amenities such as shade structure, benches, and a portalet
- Allow updates to the site as needed/funded
- Consider opportunities to engage and educate local youth
- Continue conversations with the Town regarding future uses as recommended by CCUAS
- Extend utilities to the site

POTENTIAL LEADERS:

- CCUAS, Potential Grant Opportunities

AMENITIES



Source: NES



Source: NES



RC AIRSTRIP

The RC Airstrip has been on site for many years. The Town will continue to support the RC Airstrip group, and allow access road to the airstrip from the site.

SHORT TERM RECOMMENDATIONS:

- Formalize agreement with the Town
- Install entry signage that is consistent with the Town Signage plan

LONG TERM RECOMMENDATIONS:

- Include amenities such as shade structure, benches, and a portalet
- Allow updates to the landing strip as needed/funded
- Consider opportunities to engage and educate local youth
- Extend utilities to the site

POTENTIAL LEADERS:

- RC Airstrip Group, Potential Grant Opportunities

AMENITIES



Source: NES



Source: NES

CIRCULATION

Circulation on the site is better defined through this master plan. By formalizing roads, less of the site vegetation will be disrupted. This controls ingress and egress on the site. Formalizing the circulation network for vehicles will also allow official site entrances. In the short term, roads will be gravel. Asphalt roadways are recommended long term.

SIGNAGE

Adding signage at the park that is consistent with the Buena Vista signage system will help make the Rodeo Grounds a recognizable, easily navigable destination. Signage is recommended at all trailheads, vehicle entrances and user group entrances, as well as various points along the trails. This signage will help with wayfinding, park rules, history, education, and vegetation.

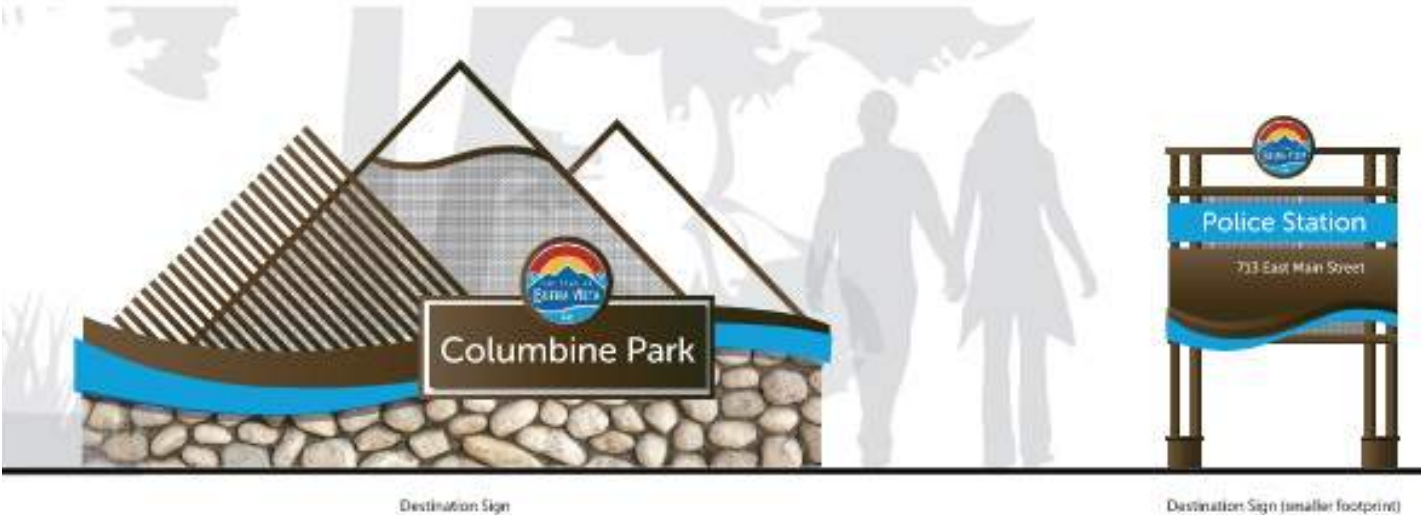
INTERPRETIVE

There is potential for educational opportunities for local schools to have classes on the property learning about one of the unique ecosystems of the upper Arkansas River Valley. Topics could include integrative parkland design that preserves and restores grasslands and provides a sustainable interface between humans and wildland environments.



TRAILS & PARK WAYFINDING

These signs will provide information about the park and the trail system. Trail markers will be implemented within the trail system. While some user groups have destination signs, creating a unified palette that integrates with the signage plan for Buena Vista will ensure all assets are understood to be a part of the open space and greater BV community.



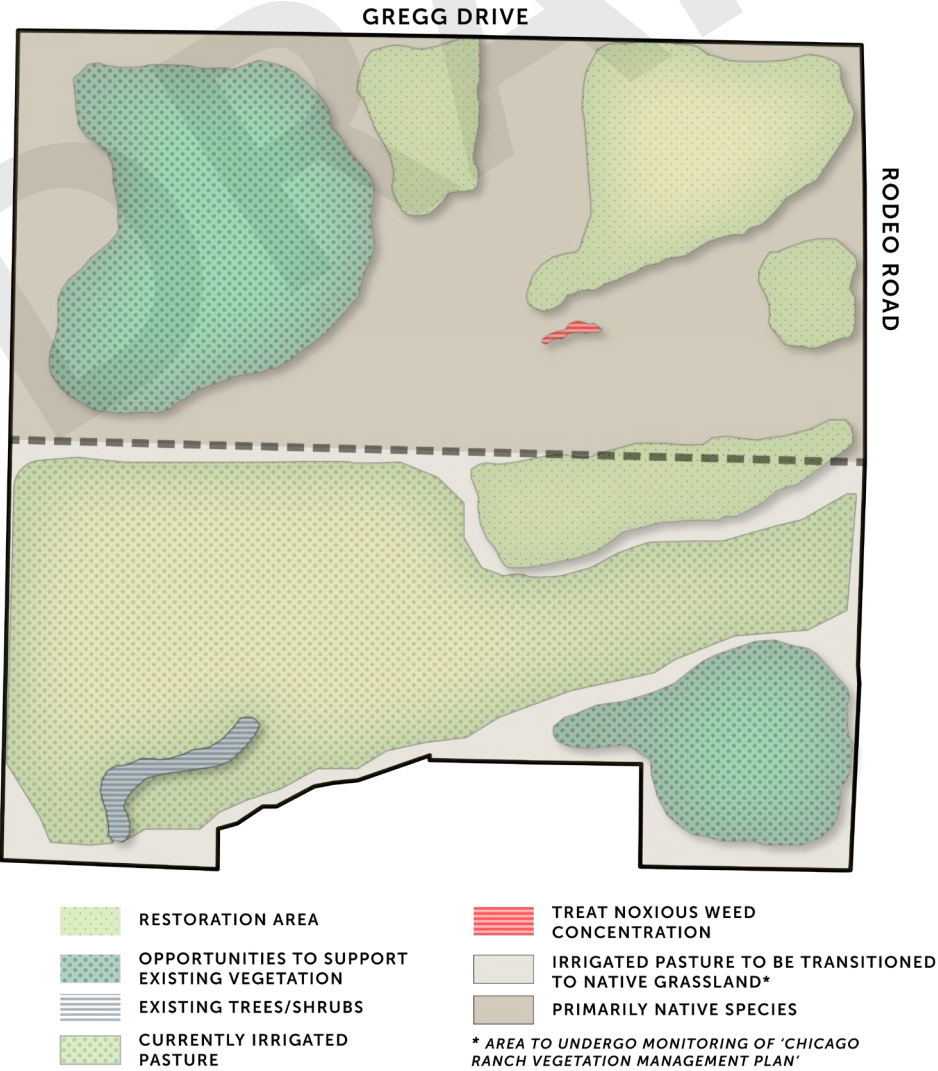
Source: 2018 Signage and Wayfinding Plan

VEGETATION MANAGEMENT

Balancing community access to existing and future facilities with strategic vegetation management is vital in supporting a sustainable site. On the Rodeo Grounds existing dirt roads no longer part of the proposed circulation will be reestablished with native historically occurring grasses and shrubs. The proposed formalized vehicle circulation will minimize future disturbance. As new improvement opportunities are realized on site vegetation management will be consistent with weed control BMPs, Colorado Weed Law and Chaffee Counties Noxious Weed Management Plan and work closely with the Chaffee County Weed Department.

On the Chicago Ranch site, TMD will monitor and manage native populations of grassland species through the transition from irrigated pasture to prairie grassland in accordance with TMD's Revegetation Plan being developed by TMD in the Division 2 Water Court. The goal of TMD's Revegetation plan is the transition from irrigated pasture to native dryland prairie sustainable on natural precipitation. This transition is estimated to occur over 5-10 years as native species outcompete the introduced species that cannot sustain on natural precipitation and at the conclusion of the Revegetation Plan the Chicago Ranch will look like other similar non-irrigated land in Chaffee County. TMD will monitor the progress of the transition by annually comparing the Chicago Ranch to other non-irrigated land in Chaffee County selected by TMD, the Town and other stakeholders. If transition is not progressing on the schedule anticipated by the Revegetation Plan, TMD will take steps described in the Revegetation Plan, including weed management and/or seed drilling.

The current irrigated pastureland of Chicago Ranch is vegetated with native and non-native grass species for grazing and haying operations. By comparison vegetation on the Rodeo Grounds is predominantly native grass species within the character of naturally occurring Dryland Grassland.



WILDLIFE

A key consideration in the design of the site should focus on the wildland interface with expected recreational uses in order to balance both human and wildlife uses at the site. There are no species/populations of concern expected to occur on the property, though migratory birds could appear during March through August). Big game animals are present in this part of Chaffee County and in decades past used the site, but are no-longer typical visitors. The established activities at the site, including the rodeo grounds, shooting range, dog park, and other uses generally limit the presence of big game on the site itself. There is some potential for educational opportunities for local schools to have classes on the property learning about one of the unique ecosystems of the upper Arkansas River Valley. Topics could include integrative parkland design that preserves and restores grasslands and provides a sustainable interface between humans and wildland environments.

FENCING

Fencing is an important aspect of designing a recreational site, especially in areas such as the off-leash dog area where human, pets, and wildlife all have the potential to interact. Fence design should consider the purpose of the fence, and different fences/fence designs should be employed when the purpose is to allow safe wildlife passage across a site versus to keep wildlife entirely out of a specific area. For example, in the dog off-leash area it is best to keep domestic animals (pets) inside the fenced area and wild animals (game) outside the fenced area. Exclusion fencing is the preferred method for keeping wildlife out of areas like the dog park. Around the dog off-leash area, a seven- to eight-foot woven-wire exclusion fence that wildlife can see through will effectively keep wild animals and pets separated. Adding depth as well as height is a possible additional deterrent to wildlife where exclusion fencing is required. In other areas of the site, safe wildlife passage (not exclusion) should be the priority. Colorado Parks and Wildlife has many recommendations for wildlife-friendly fencing, but the ideal fence is highly visible to both birds and ungulates (elk, deer, pronghorn, etc), allows wildlife to jump over or crawl under it, and provides wildlife access to important habitats and wildlife corridors. Proposed fencing on site will be consistent with Colorado Parks and Wildlife recommendations.



Exclusion fencing is recommended to keep wildlife out of the dog off-leash area.

HABITAT RESTORATION & WEED MANAGEMENT

There are weeds and invasive species present on the site. The main concentration of weeds is a patch of Russian thistle at the top of a small hill above Johnson Ditch, about 500 feet east of the shooting range. Other concentration areas are along established dirt roads at the site where invasive species have successfully colonized previously disturbed areas, known as the “roadside riparian” phenomenon. Overall, native vegetation predominates, and concentrations of weeds only exist in a few areas estimated to be less than 2% of the total vegetative cover of the site.

Managing weeds through physical or chemical controls is important where populations have become established. Russian thistle can be pulled, hoed, or mowed if timed correctly before plants begin producing seed. Herbicides are also effective in the spring, especially for established monocultures such as those present on the Rodeo Grounds. Previously disturbed areas should be spot treated for any nuisance weeds that have begun to colonize. Prevention is also critical, as much of the site is relatively undisturbed and free of weeds. Careful consideration and planning of new disturbances such as trails and other recreational facilities will help prevent the spread of weeds into the native habitats on the site.

The Chaffee County Weed Department will be consulted in conversations surrounding revegetation and weed management.














SOIL SUITABILITY AND CONSERVATION

Soil conservation is an equally important consideration for designing a successful site. Erosion hazard is one such consideration, and the northern portion of the site generally has moderate erodibility while the southern portion is rated for only slight erodibility. Very few areas of obvious erosion were observed on the site, however, recreational activities may accelerate soil erosion. Erosion issues can generally be overcome through intelligent site design, maximizing recreation use on gentler slopes and ensuring public access to and use of the site is restricted to trails. In addition, Buena Vista is a windy area, and soil loss through dust blowing away is critical to consider during construction. Minimizing disturbance and limiting construction efforts when soil may be lost as fugitive soil particles in windy conditions will help assure effective soil conservation.

















WATER RECHARGE AREA

The recharge area in the southwest corner of the site may be needed for ground water recharge purposes to fulfill water rights requirements. The scope and size of the recharge area will be determined by a separate regulatory process.

SHORT TERM RECOMMENDATIONS

	Trails within Dog Area	Benches	Signage	Enclose with Fencing	Dog Waste Stations
	Fencing around Rodeo Grounds	Updates to Grand Stands as Needed	Signage		
	Use Area for Parking	Allow Special Use Camping by Permit	Shelter for Event Check-in	Portalet Enclosure	
	Establish Signs for User Groups	Add Park Rules, Regs, and Interpretive Signage			
	Add Signs to Encourage Staying on Trails	Realign Roads and Entrance to Area	Update Agreement	Identify formal boundary and safe zone	Establish Sign for User Group
	Soft Surface Trail Network	Benches with Shade Structures	Mile Marker Signs	Remove Parcel Fencing	
	Parking	Portalets	Signage	Trash Cans and Dog Waste Stations	Benches
	Add Interpretive Signage Along Trails	Utilize my-BV to Engage Public	Reconfigure Roadways to allow revegetation		
	Update Agreement	Establish Sign for User Group			
	Update Agreement	Establish Sign for User Group			
	Create Gravel Roads				

LONG TERM RECOMMENDATIONS

	Construct Sports Complex (Turf Fields)	Lighting	Moveable Benches & Seating	Fencing	Paved Parking	Temporary Portalets
	Construct Playground	Picnic Tables, Benches, Trash Cans	Paved Parking			
	RV Hook-Ups	Stage for Events				
	Establish Color pallette (facilities and signage)					
	Install fencing for shooting boundary	Shade Structure, Benches, Trash Cans	Extend Utilities to Site	Engage Youth		
	Paved ADA Loop	Modify/Improve Trails As Needed				
	Improve/Expand Trailheads As Needed					
	Add Purposeful Revegetation on Site	Monitor Chicago Ranch Revegetation Plan				
	Planning Process for Bike Skills Park					
	Monitor Conflicts and Modify as Needed					
	Construct Multi-Purpose Pavilion	Picnic Tables, Benches, Trash Cans	Restrooms	Concession Area	Paved Parking	
	Shade Structure, Benches, Portalet	Continue Conversation of Future Structures	Extend Utilities to Site	Engage Youth		
	Planning Process for Arena	Install Wind Blocks	Cover Stands East of Arena	Install Shelters with Stalls		
	Planning Process for Community Facility					
	Shade Structure, Benches, Portalet	Allow Updates to Airstrip As Needed/Funded	Extend Utilities to Site	Engage Youth		
	Pave Asphalt Roads					

ICONS LIST

 	Airfield	 	Parking
 	Baby changing station	 	Permanent Fencing
 	Baseball	 	Pets on leash
 	Benches/Seating	 	Picnic area
 	Bicycle trail	 	Playground
 	Birding/Wildlife viewing	 	Portalet
 	Crosscountry ski trail	 	Reservations
 	Covered Arena	 	Restrooms
 	Dog Off-Leash	 	RV/trailer hookup
 	Dog Waste receptacle	 	Safety/Caution/Alerts
 	Dog Water Station	 	Scenic viewpoint
 	Drone Area	 	Shelter
 	Equestrian	 	Showers
 	Exercise/Fitness	 	Snack bar
 	Event facility	 	Snow-shoeing
 	Hiking	 	Sports
 	In-line skating	 	Sportsman's Club
 	Interpretive exhibit	 	Stay on trail
 	Litter receptacle	 	Strollers
 	Lighting	 	Trailer site
 	Lock bikes	 	Trailhead
 	Lockers/Storage	 	Trailhead information
 	Lounge	 	Wheelchair accessible
 	Mile Marker	 	Vending machine
 	Moveable Fencing		

RELATED DOCUMENTS

- Buena Vista River Park Site Plan (Rev. 2020)
- Buena Vista Three-Mile Plan (2020)
- Together Chaffee County Comprehensive Plan (2020)
- Town of Buena Vista Recreation Facilities Master Plan (Rev. 2019)
- Town of Buena Vista Rec Center Feasibility Study (2015)
- The Envision Chaffee County Community Action Plan (2017)
- Buena Vista Trails Advisory Board Community Trails Plan (2015)
- Town of Buena Vista Signage & Wayfinding Plan (2018)
- Town of Buena Vista Economic Development Master Plan (2017)
- Town of Buena Vista Comprehensive Plan (2015)

5 YEAR CAPITAL IMPROVEMENT PLAN

The priority list below includes the short term recommendations to be completed in the next five years.

CIP WILL BE ADDED PRIOR TO FINAL DRAFT.

DRAFT

DRAFT

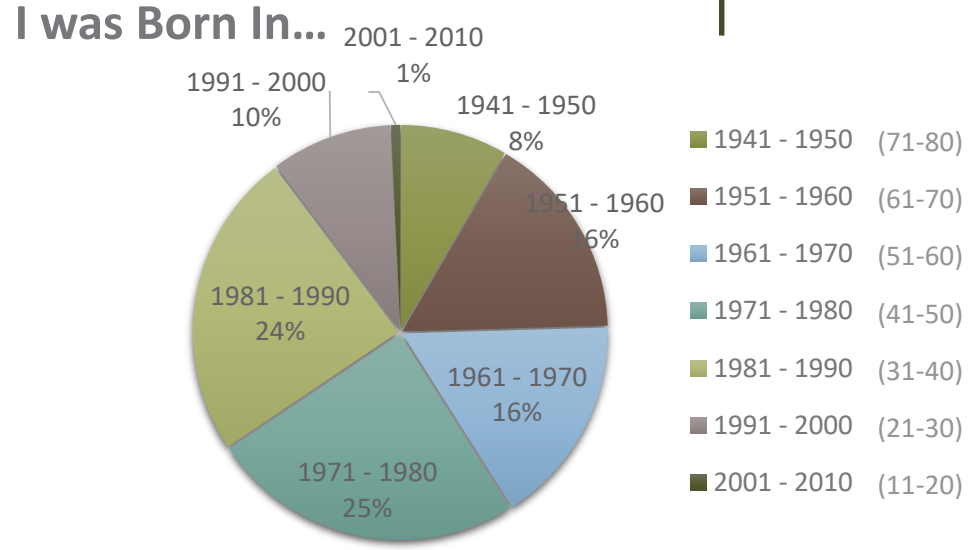
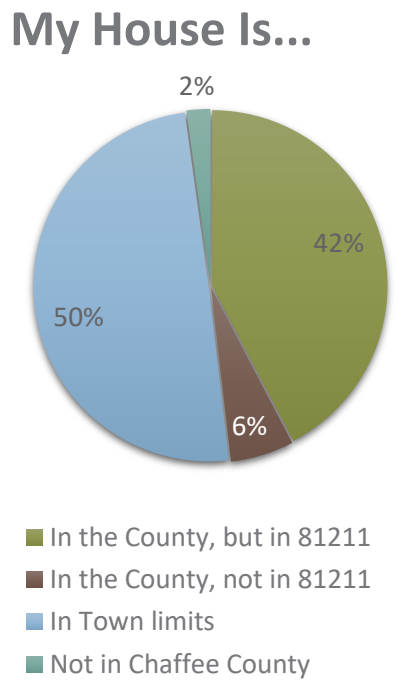
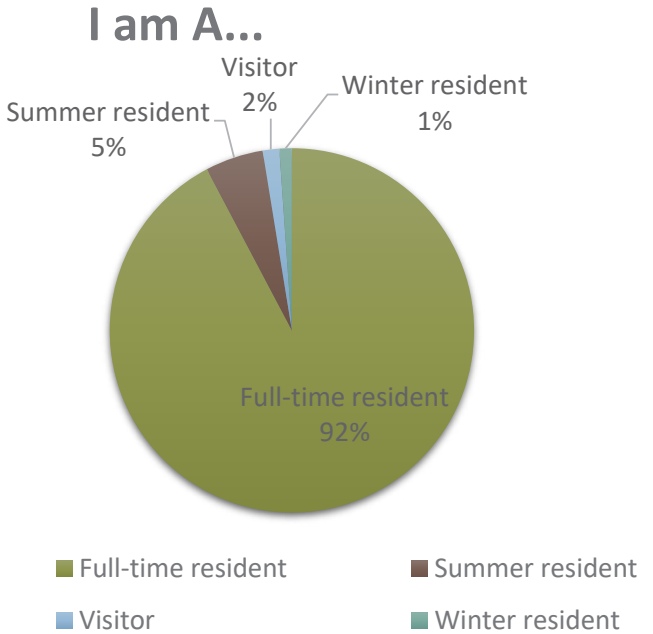
DRAFT

APPENDIX

2021 Survey Responses Analysis



November 2021

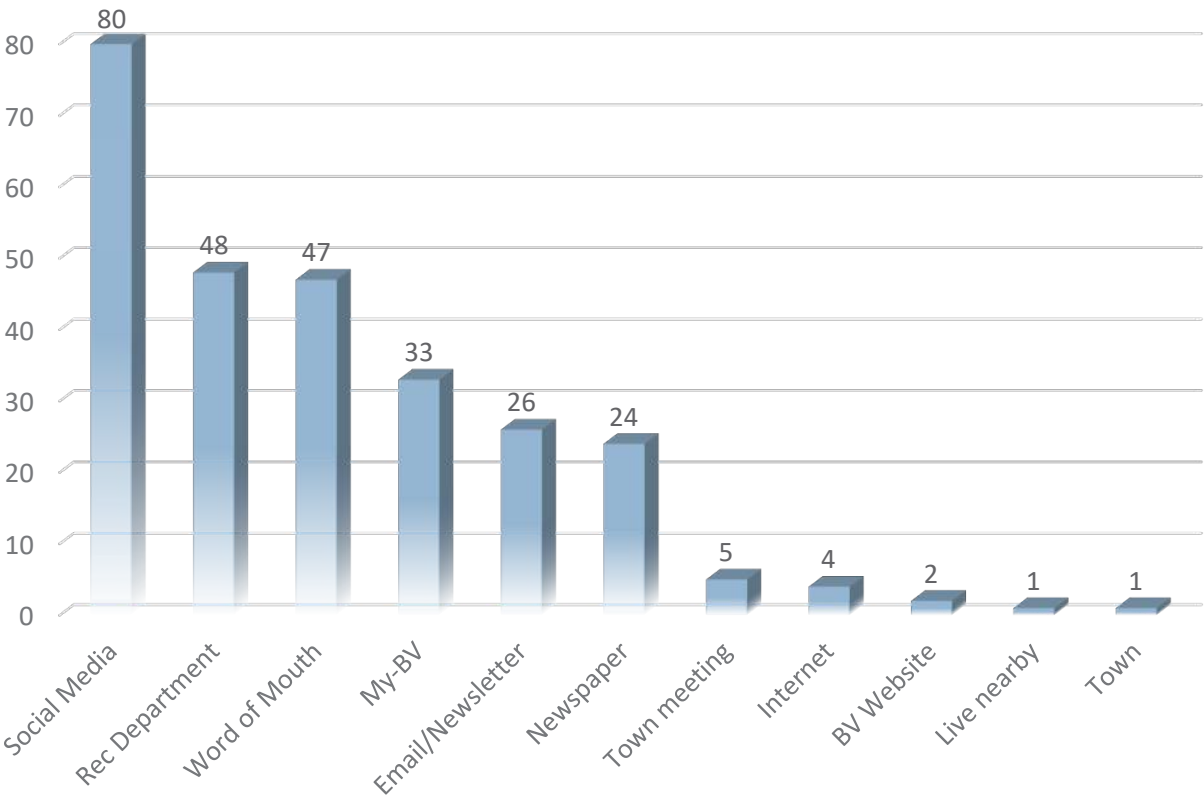


274 Total Responses

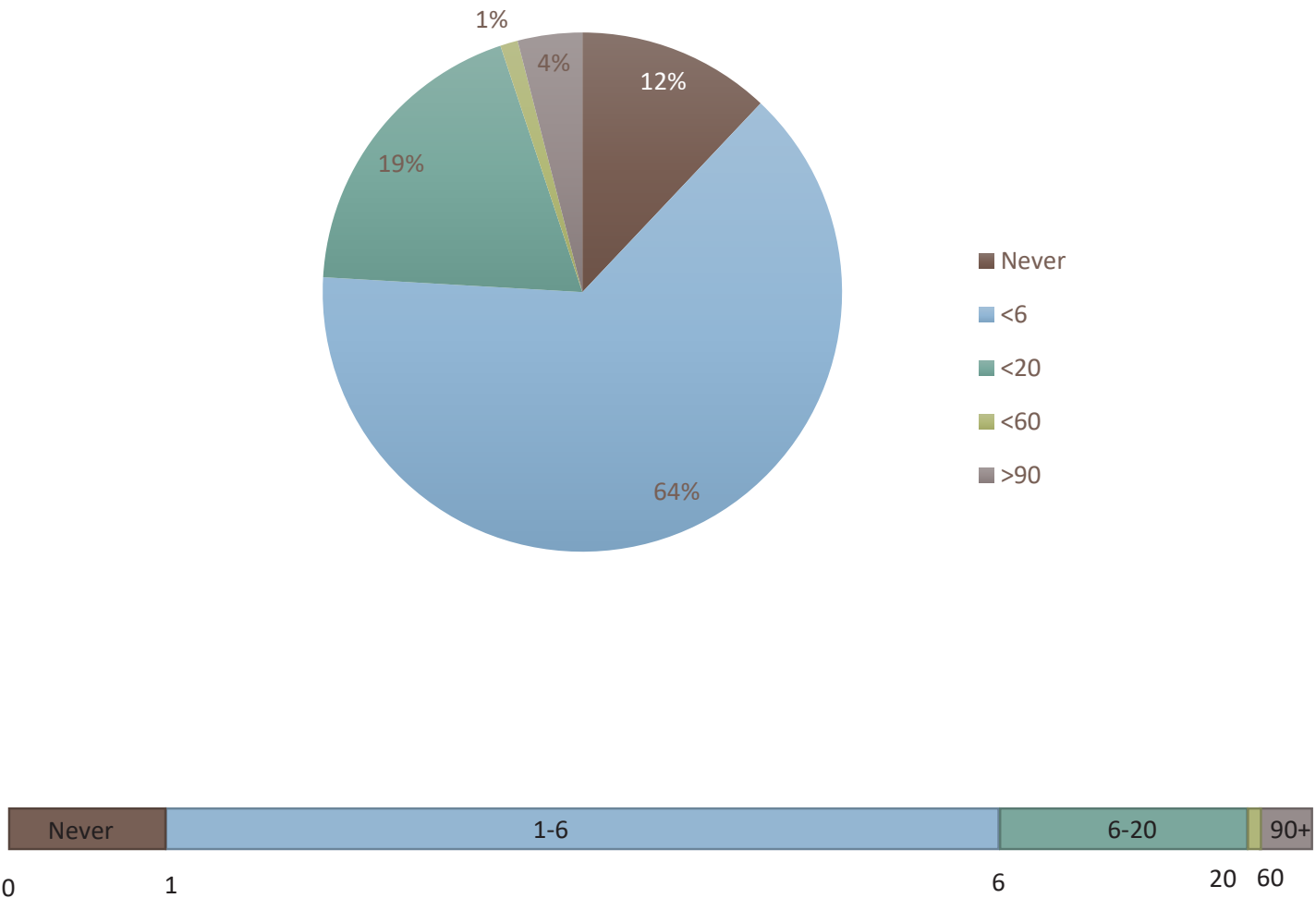
- ### Top Interests:
- Recreation & Trails
 - Growth & Development
 - Planning & Zoning
 - Parks
 - Learning about development projects
 - Community gatherings & social connections
 - Schools & education
 - Tourism & Visitors
 - Historic Preservation
 - Streets & sidewalks
 - Public art & beautification
 - Water & water planning
 - Short-term rentals
 - Trees around Town
 - Police Department matters
 - Youth



HOW DID YOU FIND OUT ABOUT THE RODEO GROUNDS AND CHICAGO RANCH OPEN SPACE MASTER PLAN PROCESS?



HOW MANY TIMES PER YEAR DO YOU VISIT THE RODEO GROUNDS ON AVERAGE?



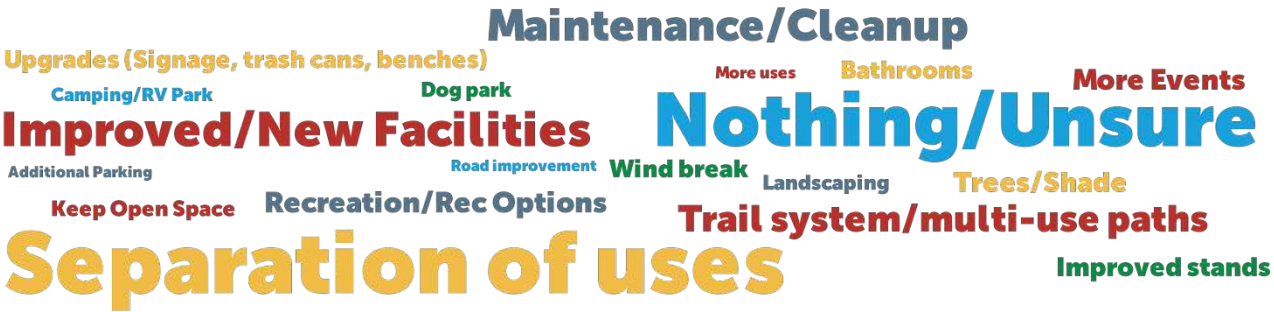
WHEN YOU THINK ABOUT THE RODEO
GROUNDS PROPERTY, WHAT DO YOU
LIKE BEST?



Open Space	133
Views/Scenery	63
Place for Pets	51
Rodeo	34
Events	21
Undeveloped	16
Fireworks	14
Historic	14
Recreation	13
Community resource	12
Ease of Access	11
Location	11



WHEN YOU THINK ABOUT THE RODEO
GROUNDS PROPERTY, WHAT WOULD
YOU LIKE TO SEE CHANGED?



Nothing/Unsure	56
Improved/New Facilities	35
Maintenance/Cleanup	32
Trail system/multi-use paths	27
Recreation/Rec Options	21
More Events	21
Improved stands	19
Bathrooms	18
Upgrades (Signage, trash cans, benches)	12
Dog park	10

Landscaping	10
Trees/Shade	9
Separation of uses	9
More uses	8
Wind break	8
Keep Open Space	7
Camping/RV Park	6
Additional Parking	5
Road improvement	5



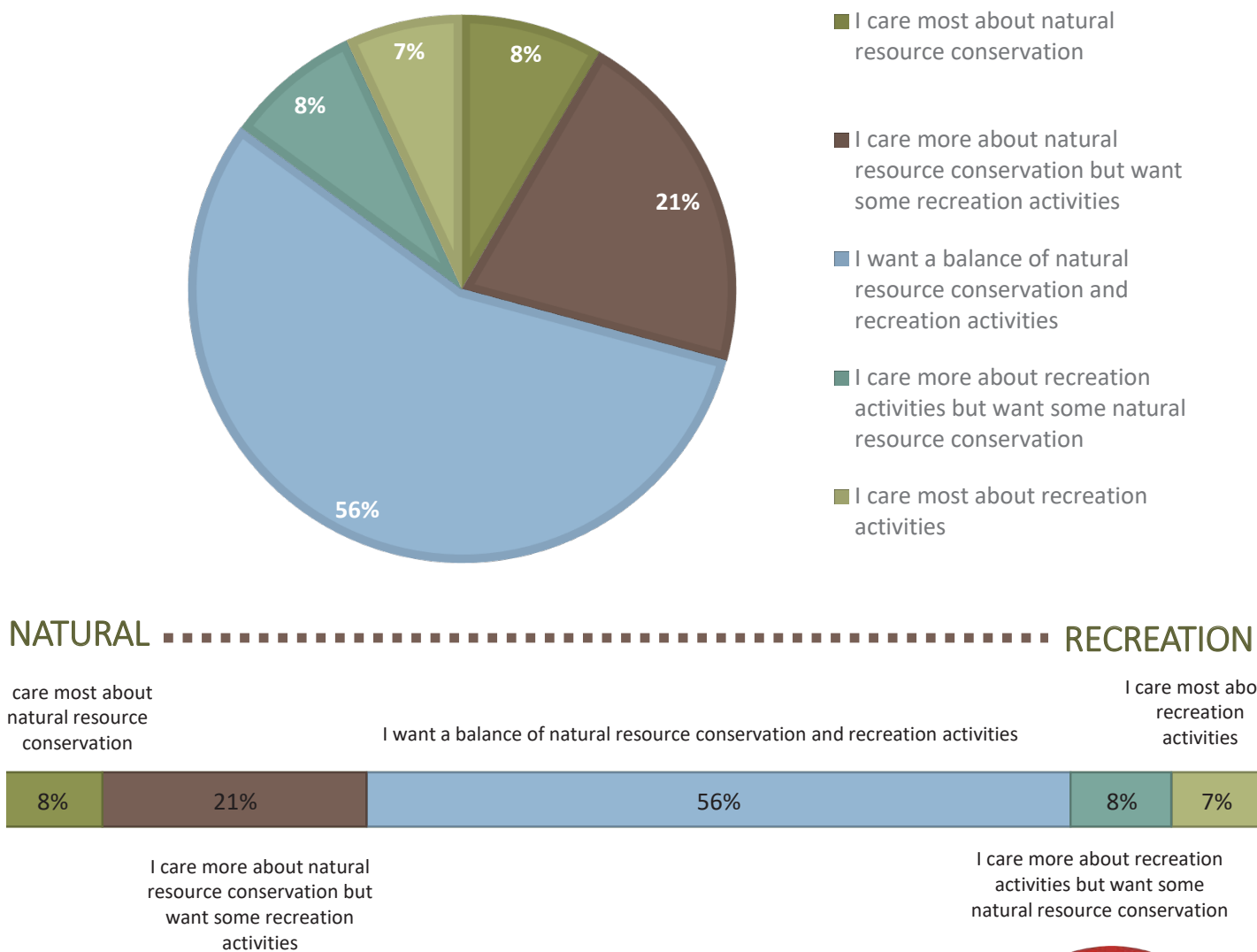
TOP THREE WARM SEASON
RECREATIONAL ACTIVITIES



TOP THREE COLD SEASON
RECREATIONAL ACTIVITIES



PLEASE INDICATE WHICH STATEMENT BEST REPRESENTS YOUR PERSONAL VALUES AND HOPES FOR THE MASTER PLAN



WHAT IS YOUR BIGGEST CONCERN THAT YOU WANT TO SEE ADDRESSED IN THE MASTER PLAN?



Preservation/Conservation	50
Don't want to see housing development	32
Rec options	27
Want to see development	23
Best for community	18
Access	16
Maintenance	13



WHEN YOU THINK ABOUT SUCCESSFUL OUTCOMES FOR THE MASTER PLAN PROCESS, WHAT IS MOST IMPORTANT TO YOU?



Conservation	54
Recreation space	41
Best for community	30
Accessible for all/Public/Free	25
Strong planning	18
Community/Stakeholder Input	18
Community use	17
Balance	17
Keep local character	15
No development/housing	12

Variety of Compatible Uses	9
Responsible water use	9
Path for implementation	8
Housing	7
Transparency	7
Area maintenance	7
Event space	7
Sensible development	6
Trails	6
Year-round uses	6



2022 Survey Responses Analysis



January 2022

OVERALL MOST FREQUENT TOPICS

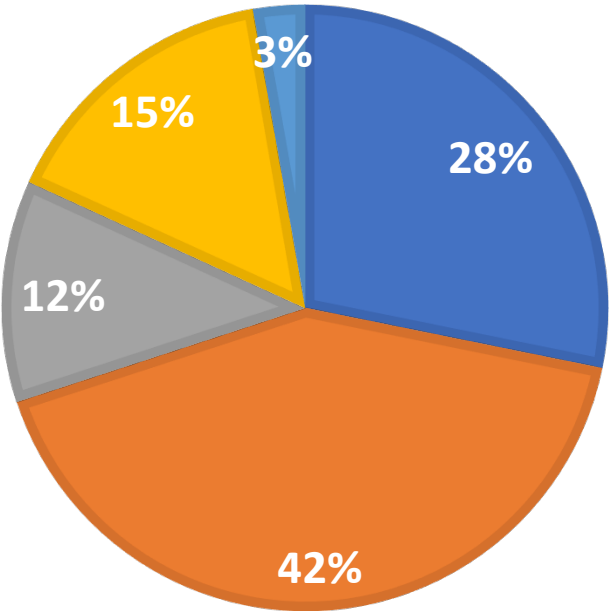
Topic	Total Times Mentioned
Clean up/trash cans	39
Larger Dog Park	28
Confined Area (Fenced)	25
Concert Venue	21
On Leash on Trails outside Dog Park	19
Off Leash Trails in Dog Park	15
Rec Center/Pool	14
Off Leash Trails Everywhere (where safe)	14
Accessibility (Paved Trail)	13
Rules & Enforcement	12
Equine Friendly	10
Restrooms	9
Relocate Dog Park	7
Shade	7
Water for dogs	7
Races	7
Needs to be monitored/controlled/managed	7



THE TRAIL NETWORK SHOWN ABOVE IS SUFFICIENT. I....

THE TRAIL NETWORK SHOWN ABOVE IS SUFFICIENT. I....

- Definitely agree
- Somewhat agree
- Neither agree nor disagree
- Somewhat disagree
- Definitely disagree



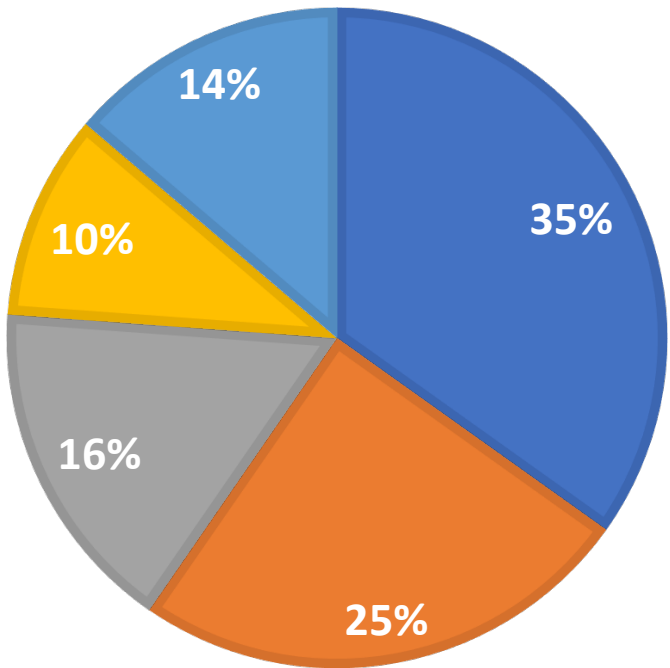
Majority believe this is sufficient.
Some believe more trails would be beneficial.
Many mentioned specifically having more smaller connections.



DO YOU WANT TO SEE MORE MULTI-MODAL (NON-MOTORIZED) USE TRAILS OR SINGLE TRACK?

DO YOU WANT TO SEE MORE MULTI-MODAL (NON-MOTORIZED) USE TRAILS OR SINGLE TRACK?

Mostly multi-modal Some multi-modal I do not know/care
More single track Mostly single track



Majority in favor of multi-modal.
Some believe more single-track would be beneficial.
Many commented about separation of uses.
Many commented about a paved ADA and roller friendly trail.



ARE THERE OTHER OPTIONS WE SHOULD BE CONSIDERING?

Rec Center/Pool	5
Accessibility (Paved Trail)	4
Off Leash Trails in Dog Park	3
Wildlife	2
Off Leash Trails Everywhere (where safe)	2
On Leash on Trails outside Dog Park	2
Equine Friendly	2
Connection to town	2
Ped Only Trail	2
Cross country ski	1
Special Event Camping	1
Easy Trails	1
Event Space	1
Trails near the bike park	1
Lights	1
Drive your dog area	1
More trails	1
Shelters	1
Moto Cross Track	1
Track	1
Camping	1
Arena	1
Concert Venue	1
Relocate Dog Park	1
Relocate Sportsman’s Club	1
Feasibility due to weather patterns	1
Revegetation	1
Benches	1
Separation of Uses	1

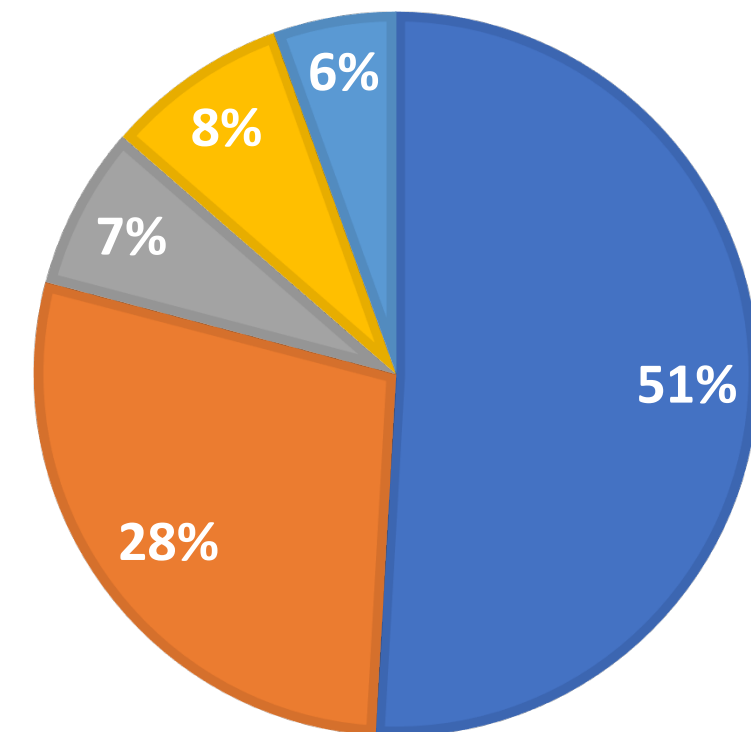
OTHER THOUGHTS/COMMENTS RELATED TO TRAIL USE?

- Ensure Connection to Town and connections within park
- Trash cans and plan for maintenance are needed
- Consideration for Equine Community
- Accessibility – option of paved trail (also for roller activities)
- Educational opportunities going forward
- Consideration of wildlife and migratory patterns
- Non-motorized use
- Need to provide trails within dog park
- Signage is critical (rules, maps, etc.)
- Ensuring safety should be a priority

WHAT IS THE IMPORTANCE OF DOG OFF-LEASH AREAS TO YOU?

WHAT IS THE IMPORTANCE OF DOG OFF- LEASH AREAS TO YOU?

- Very Important to have off-leash areas
- Somewhat Important to have off-leash areas
- Neither important or unimportant
- Prefer to not have off-leash areas
- Strongly prefer to not have off-leash areas



Majority in favor of off-leash areas.
14% prefer to not have off-leash areas.



WHAT IS NEEDED TO IMPROVE THE EXPERIENCE FOR DOG-OWNERS AND NON-DOG OWNERS AT THE PARK?

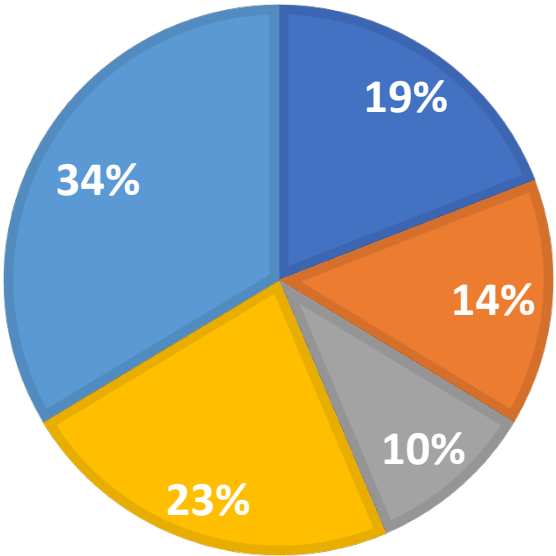
Clean up/trash cans	28
Confined Area (Fenced)	22
On Leash on Trails outside Dog Park	12
Rules & Enforcement	8
Water for dogs	4
Off Leash Trails Everywhere (where safe)	4
Off Leash Trails in Dog Park	3
Non-motorized	3
Clear ground from stickers/native grass	2
Larger Dog Park	2
Shade	2
Parking	1
More interesting/agility	1
No dogs	1
Small dog areas	1
Relocate	1



IF THERE IS A REQUIREMENT FOR ANIMALS TO BE ON-LEASH WHEN OUTSIDE THE DESIGNATED FENCED DOG AREA, I WOULD FEEL...

IF THERE IS A REQUIREMENT FOR ANIMALS TO BE ON-LEASH WHEN OUTSIDE THE DESIGNATED FENCED DOG AREA, I WOULD FEEL...

Very Unhappy Unhappy Neutral Happy Very Happy



57% would prefer dogs on-leash outside of dog area. 33% would be unhappy if this were the case.



WHAT CHANGES WOULD YOU MAKE TO THE DOG AREAS CURRENTLY SHOWN?

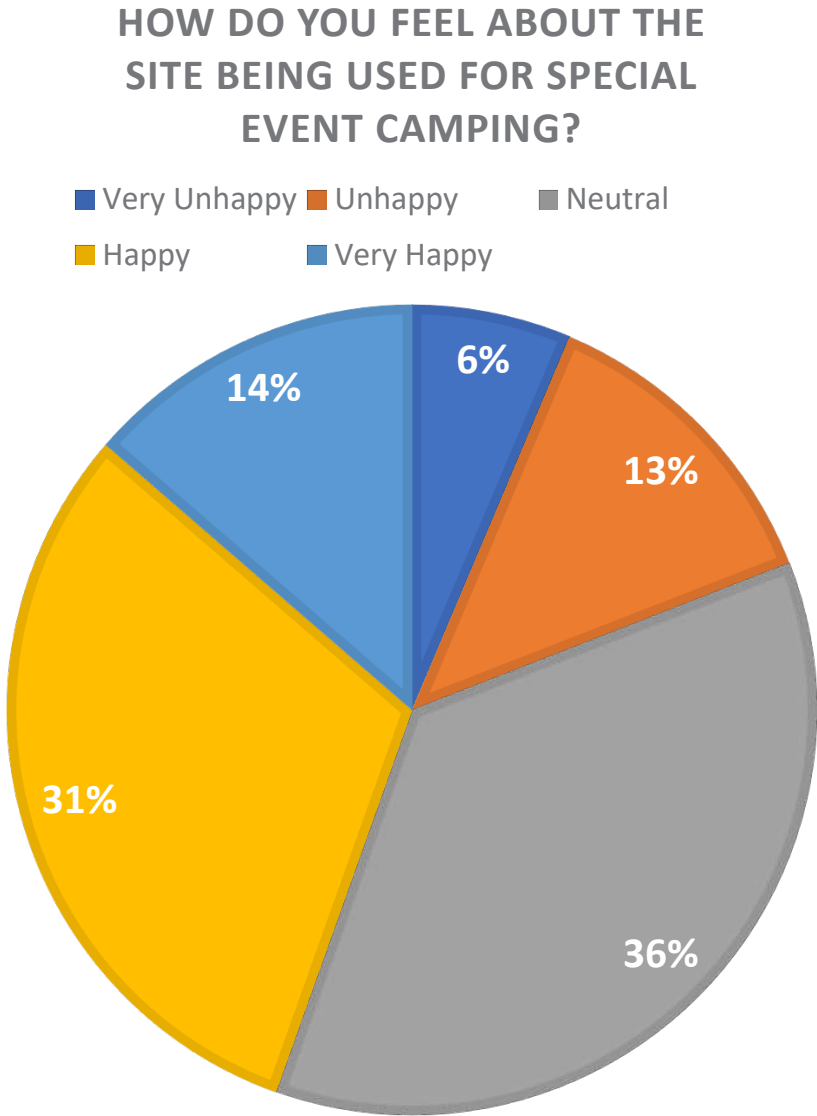
Larger Dog Park	16
Off Leash Trails in Dog Park	8
Shade	4
Off Leash Trails Everywhere (where safe)	4
Clean up/trash cans	4
Relocate Dog Park	4
On Leash on Trails outside Dog Park	3
Water for dogs	3
More interesting/agility	2
Modification Later as necessary	2
Restrooms	1
Parking	1
Subscription for Upkeep	1
Moving footprint regularly for revegetation	1
Signage	1
Rules & Enforcement	1
No Dogs	1
Small dog areas	1

OTHER THOUGHTS/COMMENTS RELATING TO DOGS?

Maintain Off-Leash	5
Rules & Enforcement	3
Clean up/trash cans	3
On Leash on Trails outside Dog Park	1
Small dog areas	1
Charge fees	1
Clear ground from stickers/native grass	1
Prioritize Wildlife	1
Confined Area (Fenced)	1
Shade	1
Larger Dog Park	1
Apply Town Regulations	1
More interesting/agility	1



HOW DO YOU FEEL ABOUT THE SITE BEING USED FOR SPECIAL EVENT CAMPING?



45% would like to see special event camping.
19% would be unhappy if this were the case.
A large number of respondents are indifferent.

BESIDES THE EVENTS THAT CURRENTLY TAKE PLACE AT THE RODEO GROUNDS, ARE THERE OTHER EVENTS WE SHOULD CONSIDER PLANNING FOR HERE?

Concert Venue	19
Races	7
Camping	5
Equine Events	3
Dog shows	2
Demolition Derby	1
No RVs	1
Flea Market	1
Hot Air Balloons	1
Craft Fairs	1
Option to rent space	1
Town Carnival	1
Dark Sky/Telescope Events	1
Circus	1
Weddings	1
Expos	1
Festivals	1

OTHER THOUGHTS ON SPECIAL EVENT CAMPING AS PART OF THE MASTER PLAN?

Needs to be monitored/controlled/managed	7
Needs services (restrooms, showers, water)	6
Fee based	5
Trash management	5
Noise Concern	3
All Year Camping	2
Rarely allow	2
Traffic Issue	2
Do not allow	2
Larger Area	1
Plant trees	1
Keep minimal	1
Limit # of spaces	1
Need Fire protection	1
Need wind breaks	1

IS THERE ANYTHING MISSING ON THIS DRAFT CONCEPT PLAN THAT YOU WOULD LIKE TO SEE ADDED?

Pool/Rec Center	6
Restrooms	5
Larger dog park	3
Concert Venue	2
Benches	2
Accessibility (Paved Trail)	2
Playground	2
Signage	1
Indoor Arena	1
Tables	1
Large Arena	1
Equine Friendly	1
Charge fees	1
Sledding hill	1
More trails	1
Trail Topo	1
Moto Cross Path	1
Relocate Sportsman's Club	1
Overflow camping	1
RV Dump Station	1
Parking	1
Skating Rink	1
Concession area	1
Smaller Drone Area	1
Dog/Car Running in south area	1
Track	1
Emergency Evac	1
Vegetation Rehab Narrative	1
Prioritize Wildlife	1
Recycling center	1
Pond	1

HOW DO YOU SEE YOURSELF INTERACTING WITH THIS OPEN SPACE THE MOST?

Trails	60
Dog Exercise	20
Events	19
Sports Events	8
Dog Park	8
Scenery	6
Rodeo	6
Bike Skills	5
RC Airstrip	4
Playground	3
Equine	2
Watch wildlife	2
Drone Park	2
Sportsman's Club	1
Rec Center	1
Horseback Riding	1
Concert Venue	1
Watching Fireworks	1
indoor arena	1
Recreation	1
Horse Events, Sponsorship	1
Gun club	1

WHAT DO YOU LIKE BEST ABOUT THE DRAFT CONCEPT PLAN?

Trails	21
Open Space	17
Comprehensive and thought out	7
Bike Skills Area	7
Dog Area	6
Variety of Uses	5
Sports Complex	4
It isn't housing	3
Rec Center	2
Restrooms	2
Maintains Current User Groups	2
Recreation opportunities	1
Low maintenance	1
Room for additions	1
Accessible	1
Indoor Arena	1
New Facilities	1
Diversity and history	1
Good use of space	1
Kids Activities	1
Pavilion	1
Added regulations (Not a free for all)	1
Playgrounds	1
Minimal vehicle routes	1

IF YOU COULD CHANGE SOMETHING ABOUT THE PLAN, WHAT WOULD IT BE?

Pool/Rec Center	7
Larger Dog Area	6
Relocate Sportsman's Club	3
More Trails	2
Equine use beyond rodeo grounds	2
No Camping	2
Relocate Dog Area	2
Camping	2
Restroom facilities	2
More Trailheads	2
Bigger arena	2
dump station	1
Shelters	1
Remove Drones	1
UAS Club space is too big	1
Expand Camping	1
Affordable housing	1
Remove Airstrip	1
Need more parking	1
Bike Racks	1
Ice Skating	1
Showers	1
Playground	1
Larger Bike skills park	1
Waste mecca	1
More trees?	1
Motocross	1

FROM THE DRAFT CONCEPT PLAN, WHAT THREE ITEMS WOULD YOU LIKE TO SEE HAPPEN FIRST?

Trails	46
Dog Park	29
Bike Skills Park	12
Sports Complex	10
Restrooms	8
Camping	8
Signage	5
Parking	4
Indoor Arena	4
Pavilion	3
Rec Center	2
Playground	2
Community Facility	2
Trash Cans	2
NE Corner	2
Gun Club area	1
Picnic Sites	1
Revegetation	1
Arena/Events	1
Grand Stands Update	1
Event Camping	1
Concession stand	1
Events	1
1, 3, and 5 year extent	1
Ice Rink	1
Traffic Plan	1
Off Leash	1
Concert Venue	1
Update Rodeo Grounds	1
Maintenance Plan	1
Move Sportsman's	1